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UNIVERSITY OF CALIFORNIA

SCA-0947
#11

The Sacramento Area Council of Governments (SACOG) is an association of local governments formed by four counties and fifteen cities. SACOG serves the entire Counties of Sacramento, Sutter, Yolo and Yuba and the Cities of Lincoln, Rocklin and Roseville in Placer County.

SACOG is governed by a Board of Directors composed of County Supervisors or City Councilpersons, appointed by the member jurisdictions. The Board is advised by several policy and technical committees. A full time staff is employed to implement Council policies and work programs as well as coordinate the efforts of consultants who are retained to augment the staff's efforts.

SACOG serves as an advisory agency to local government on matters of interjurisdictional concern, and has developed a comprehensive planning program in the areas of transportation, housing, water quality, land use and air quality.

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SACRAMENTO COUNTY

City of Sacramento
City of Folsom
City of Galt
City of Isleton

SUTTER COUNTY

City of Yuba City
City of Live Oak

YOLO COUNTY

City of Davis
City of West Sacramento
City of Winters
City of Woodland

YUBA COUNTY

City of Marysville
City of Wheatland

City of Lincoln (Placer County)
City of Rocklin (Placer County)
City of Roseville (Placer County)

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TOM STALLARD, Supervisor, Yolo County

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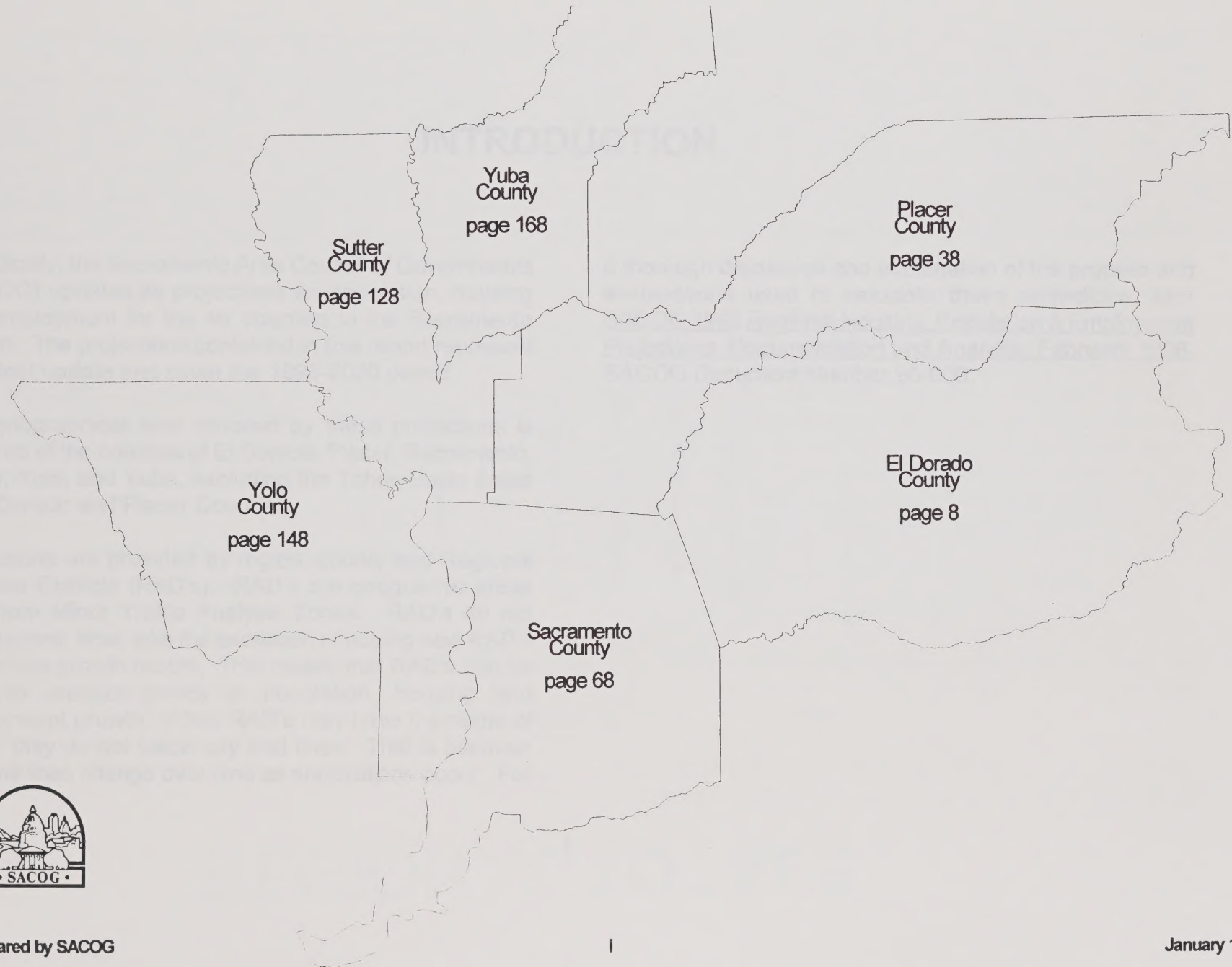
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Index to Counties





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INTRODUCTION

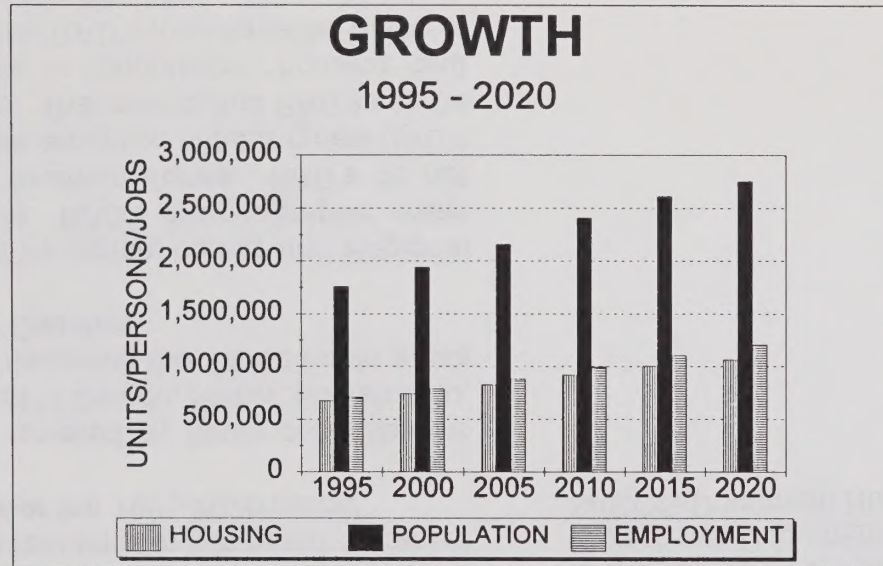
Periodically, the Sacramento Area Council of Governments (SACOG) updates its projections for population, housing and employment for the six counties in the Sacramento Region. The projections contained in this report represent the latest update and cover the 1995-2020 period.

The geographical area covered by these projections is made up of the counties of El Dorado, Placer, Sacramento, Sutter, Yolo, and Yuba, excluding the Tahoe Basin areas of El Dorado and Placer Counties.

Projections are provided by region, county and Regional Analysis Districts (RAD's). RAD's are geographic areas built from Minor Traffic Analysis Zones. RAD's do not change over time, with the exception of adding new RAD's where new growth occurs. That means that RAD's can be used to analyze trends in population, housing and employment growth. While RAD's may have the name of a city, they do not follow city limit lines. That is because city limit lines change over time as annexations occur. For

a thorough discussion and explanation of the process and assumptions used to calculate these projections, see: SACOG 1995 Regional Housing, Population & Employment Projections, Documentation and Analysis, February 1996. SACOG Document Number 96-006.

REGIONAL TOTALS



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 676,141 | 457,603 | 184,985 | 33,553 | 1,757,981 | 1,723,041 | 34,940 | 709,810 | 139,617 | 570,193 |
| 2000 | 742,242 | 504,270 | 203,389 | 34,583 | 1,940,781 | 1,902,017 | 38,764 | 787,516 | 158,037 | 629,479 |
| 2005 | 827,958 | 559,710 | 232,789 | 35,459 | 2,157,448 | 2,116,595 | 40,853 | 882,123 | 179,603 | 702,520 |
| 2010 | 921,220 | 621,080 | 263,703 | 36,437 | 2,406,136 | 2,363,000 | 43,136 | 995,486 | 204,815 | 790,671 |
| 2015 | 1,004,545 | 676,778 | 290,543 | 37,224 | 2,610,812 | 2,566,816 | 43,996 | 1,105,239 | 226,044 | 879,195 |
| 2020 | 1,065,690 | 719,378 | 308,362 | 37,950 | 2,751,711 | 2,707,490 | 44,221 | 1,206,378 | 248,001 | 958,377 |

REGIONAL HIGHLIGHTS

Between 1995 and 2020, the Sacramento Region is projected to experience significant growth in housing, population and employment. All are expected to increase by at least 50 percent over the 25 year period.

Population

Total population is expected to grow from 1,757,981 to 2,751,711, an increase of 993,730 or 56.5 percent over the 25 year period. Almost all of the population growth, 99.1 percent, is expected in households. Only a 9,281 increase is expected in group quarters.

Almost half of the total population growth, 478,246 or 48.1 percent, will occur in Sacramento County. The next largest growth in population is expected in Placer County, with an increase of 182,969, or 18.4 percent of total population growth. El Dorado County is expected to add 120,266, or 12.1 percent of the total, while Yolo County will add 119,131, or 12.0 percent of the total. Sutter will grow by 51,847, or 5.2 percent of the total, while Yuba will increase by 41,261, or 4.2 percent of the total growth.

During the 25 year projection period there will be a shift in population. In 1995, Sacramento County accounted for 65.4 percent of the region's population, but by 2020 it will account for 59.1 percent. While the percentage of people who live in Sacramento County is declining, the percentages in all other counties in the region will increase. The largest increase will be Placer County, where its share of regional population will increase from 11.4 to 13.9 percent. El Dorado County will increase its share from 6.6 to 8.6 percent, followed by Yolo County which will increase its share from 8.7 percent to 9.9 percent. Sutter County will increase from 4.3 percent to 4.6 percent and Yuba County will go from 3.6 percent to 3.8 percent.

Housing

Total housing units in the Region are expected to increase from 676,141 in 1995 to 1,065,690 in 2020, an increase of 389,549 or 57.6 percent.

The largest increase in housing will occur in Sacramento County, increasing by 184,319 units, or 47.3 percent of

total regional housing growth. Next in line is Placer County, increasing housing by 71,051 units, or 18.2 percent of the total growth. Following is El Dorado County with an increase of 49,059 housing units, or 12.6 percent of the total. Next is Yolo county with an increase of 48,990, or 12.6 percent of total new units. Sutter County follows with an increase of 20,278, or 5.2 percent of the total, while Yuba County will have a 15,852 housing unit rise, or 4.1 percent of all new units.

Like population, the location of new housing units will result in a shift away from Sacramento County. In 1995, Sacramento County accounted for 65.8 percent of the total housing units in the region. By 2020, Sacramento County will account for 59.2 percent of all housing units. All other counties will increase their share of the regional housing stock. Placer County will increase its share from 11.6 percent to 14.0 percent. El Dorado County will rise from 6.8 percent to 8.9 percent. Yolo County will go from 8.4 percent to 9.9 percent. Sutter will increase from 4.0 to 4.4 percent and Yuba County will rise from 3.3 percent to the total, to 3.6 percent.

The largest increase by type of unit is expected in single family. Of the 389,549 new units expected, 261,775 will be single family, while 123,377 will be multi-family and 4,397

will be mobile homes.

Single family units are expected to grow from 457,603 to 719,378, an increase of 57.2 percent. **Multi-family** housing units are expected to increase from 184,985 to 308,362, an increase of 66.7 percent. **Mobile homes** are expected to experience a much smaller increase, growing from 33,553 to 37,950, an increase of 13.1 percent.

Employment

Total employment is expected to rise from 709,810 in 1995, to 1,206,378 in 2020. This is an increase of 496,567 jobs, or an increase of 70.0 percent.

Exactly one-half of all new jobs will occur in Sacramento County, a total of 248,442. The next highest job growth county is Placer, adding 91,682 new jobs or 18.5 percent of the total new jobs. Next comes Yolo County with 81,931 new jobs, or 16.5 percent of all new jobs. El Dorado follows with 35,682 new jobs, at 7.2 percent of all new jobs. Sutter County will add 20,003 jobs, which is 4.0 percent of the total, while Yuba will expand employment by 18,828, or 3.8 percent of all new jobs.

Employment, like population and housing will shift its location during the 25 year period. Sacramento County, in 1995, accounted for 69.6 percent of all jobs. By 2020, Sacramento County will be the location for 61.6 percent of the jobs in the region. While Sacramento County will see its share of all jobs decline, all other counties in the region will see their share increase. Yolo County will see its share increase the most, rising from 9.1 percent of the regions jobs to 12.2 percent. Placer County will increase from 11.1 percent to 14.1. El Dorado will go from 3.8 percent to 5.2, while Sutter will increase from 3.0 to 3.4 percent and Yuba will go from 3.3 percent to 3.5.

Retail employment is expected to grow from 139,617 to 248,001, an increase of 108,384 or 77.6 percent. All **other types** of employment are predicted to increase from 570,193 to 958,377, an increase of 388,184 or 68.1 percent.

TOTAL POPULATION BY COUNTY

| COUNTY | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 -2020 INCREASE | PERCENT INCREASE |
|------------|-----------|-----------|-----------|-----------|-----------|-----------|------------------------|---------------------|
| EL DORADO | 115,849 | 138,463 | 162,449 | 189,681 | 214,289 | 236,115 | 120,266 | 103.8 |
| PLACER | 200,082 | 238,101 | 275,188 | 330,518 | 364,690 | 383,051 | 182,969 | 91.4 |
| SACRAMENTO | 1,149,200 | 1,232,886 | 1,347,457 | 1,471,993 | 1,572,284 | 1,627,456 | 478,256 | 41.6 |
| SUTTER | 75,050 | 85,154 | 95,290 | 105,588 | 116,039 | 126,897 | 51,847 | 69.1 |
| YOLO | 153,700 | 175,310 | 198,750 | 221,256 | 247,534 | 272,831 | 119,131 | 77.5 |
| YUBA | 64,100 | 70,867 | 78,314 | 87,100 | 95,976 | 105,361 | 41,261 | 64.4 |
| TOTAL | 1,757,981 | 1,940,781 | 2,157,448 | 2,406,136 | 2,610,812 | 2,751,711 | 993,730 | 56.5 |

TOTAL HOUSING UNITS BY COUNTY

| COUNTY | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 -2020 INCREASE | PERCENT INCREASE |
|------------|---------|---------|---------|---------|-----------|-----------|------------------------|---------------------|
| EL DORADO | 45,960 | 55,355 | 64,968 | 75,443 | 85,600 | 95,019 | 49,059 | 106.7 |
| PLACER | 78,131 | 92,640 | 107,266 | 127,698 | 141,186 | 149,182 | 71,051 | 90.9 |
| SACRAMENTO | 446,089 | 473,117 | 517,960 | 563,999 | 605,223 | 630,408 | 184,319 | 41.3 |
| SUTTER | 27,022 | 31,012 | 34,954 | 38,912 | 43,018 | 47,300 | 20,278 | 75.0 |
| YOLO | 56,575 | 65,350 | 75,022 | 84,164 | 95,018 | 105,565 | 48,990 | 86.6 |
| YUBA | 22,364 | 24,768 | 27,788 | 31,004 | 34,500 | 38,216 | 15,852 | 70.9 |
| TOTAL | 676,141 | 742,242 | 827,958 | 921,220 | 1,004,545 | 1,065,690 | 389,549 | 57.6 |

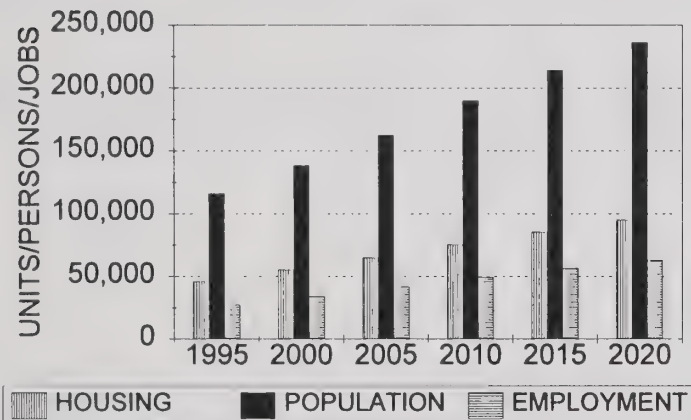
TOTAL EMPLOYMENT BY COUNTY

| COUNTY | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 -2020 INCREASE | PERCENT INCREASE |
|------------|---------|---------|---------|---------|-----------|-----------|------------------------|---------------------|
| EL DORADO | 27,204 | 33,898 | 41,602 | 49,209 | 56,428 | 62,886 | 35,682 | 131.2 |
| PLACER | 78,749 | 97,977 | 111,393 | 131,423 | 148,536 | 170,431 | 91,682 | 116.4 |
| SACRAMENTO | 494,339 | 528,104 | 577,290 | 636,888 | 696,850 | 742,781 | 248,442 | 50.3 |
| SUTTER | 21,493 | 25,200 | 29,129 | 33,190 | 37,300 | 41,496 | 20,003 | 93.1 |
| YOLO | 64,746 | 76,542 | 93,626 | 112,309 | 129,323 | 146,677 | 81,931 | 126.5 |
| YUBA | 23,279 | 25,795 | 29,083 | 32,467 | 36,802 | 42,107 | 18,828 | 80.9 |
| TOTAL | 709,810 | 787,516 | 882,123 | 995,486 | 1,105,239 | 1,206,378 | 496,568 | 70.0 |

EL DORADO COUNTY

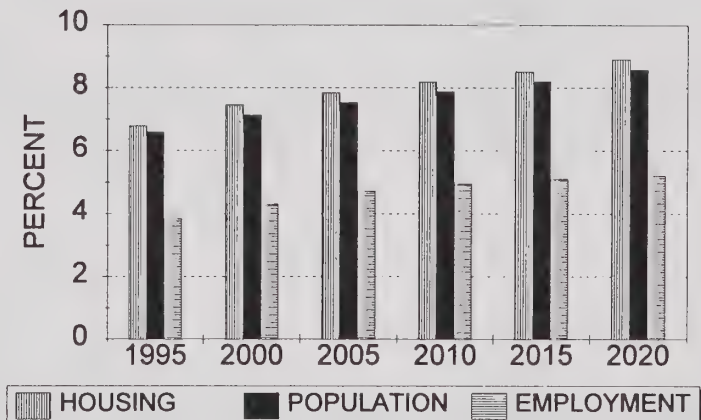
GROWTH

1995 - 2020



PERCENTAGE

OF REGION



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 45,960 | 38,003 | 3,386 | 4,571 | 115,849 | 114,818 | 1,031 | 27,204 | 5,477 | 21,727 |
| 2000 | 55,355 | 45,956 | 4,573 | 4,826 | 138,463 | 137,432 | 1,031 | 33,898 | 7,576 | 26,322 |
| 2005 | 64,968 | 53,682 | 6,257 | 5,029 | 162,449 | 161,418 | 1,031 | 41,602 | 9,930 | 31,672 |
| 2010 | 75,443 | 61,908 | 8,276 | 5,259 | 189,681 | 188,650 | 1,031 | 49,209 | 12,355 | 36,854 |
| 2015 | 85,600 | 69,587 | 10,539 | 5,474 | 214,289 | 213,258 | 1,031 | 56,428 | 14,645 | 41,783 |
| 2020 | 95,019 | 76,764 | 12,581 | 5,674 | 236,115 | 235,084 | 1,031 | 62,886 | 16,855 | 46,031 |

Total population in El Dorado County is expected to grow from 115,849 in 1995 to 236,115 in 2020. This is an increase of 120,266 or 103.8 percent. The largest population gain is expected in El Dorado Hills, with an increase of 51,782. This is an increase of 331.6 percent over the 25 year projection period and represents 43.1 percent of the total county increase. The next largest increase is expected in the Cameron Park-Shingle Springs area, with an increase of 17,671.

El Dorado County population growth will be centered in the western portion of the county, in the El Dorado Hills and Cameron Park-Shingle Springs area. These two areas will account for 57.8 percent of the 25 year population growth. The smallest increase in population is expected in the High Country area, with an increase of 1,577. This represents only 1.3 percent of the total county increase.

Total housing units are expected to increase from 45,960 to 95,019, an increase of 49,059 or 106.7 percent. Like population, the largest increases are expected in the El Dorado Hills and Cameron Park-Shingle Springs areas. Combined, they will add 26,056 housing units during the 20 year period. That accounts for 53.1 percent of all new housing units.

Total employment is expected to increase by 35,682, or 131.2 percent, rising from 27,204 in 1995 to 62,886 in 2020. The largest increase will occur in the El Dorado Hills and Cameron Park-Shingle Springs area, with a combined increase of 20,781. That accounts for 58.2 percent of the total increase in employment. The combined Placerville area is expected to add 9,541 new jobs, or 26.7 percent of the total increase.

EL DORADO COUNTY POPULATION

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|---|---------|---------|---------|---------|---------|---------|-------------------------|---------------------|
| RAD 85 - EL DORADO HILLS | 15,614 | 23,419 | 33,578 | 46,322 | 58,403 | 67,396 | 51,782 | 331.6 |
| RAD 86 - CAMERON PARK - SHINGLE SPRINGS | 25,043 | 29,444 | 33,222 | 37,091 | 40,026 | 42,714 | 17,671 | 70.6 |
| RAD 87 - PILOT HILL | 4,470 | 5,219 | 6,181 | 7,347 | 8,221 | 9,028 | 4,558 | 102.0 |
| RAD 88 - COLOMA - LOTUS | 7,328 | 8,538 | 9,285 | 10,073 | 10,798 | 11,485 | 4,157 | 56.7 |
| RAD 89 - DIAMOND SPRINGS | 12,120 | 14,186 | 15,992 | 17,852 | 19,615 | 21,496 | 9,376 | 77.4 |
| RAD 90 - WEST PLACERVILLE | 6,745 | 7,746 | 8,760 | 9,818 | 10,879 | 12,010 | 5,265 | 78.1 |
| RAD 91 - SOUTH PLACERVILLE | 9,425 | 10,879 | 12,517 | 14,189 | 16,024 | 18,239 | 8,814 | 93.5 |
| RAD 92 - EAST PLACERVILLE | 5,118 | 5,732 | 6,351 | 7,024 | 7,485 | 7,927 | 2,809 | 54.9 |
| RAD 93 - POLLOCK PINES | 15,888 | 17,479 | 19,218 | 20,964 | 22,496 | 23,880 | 7,992 | 50.3 |
| RAD 94 - MT. AUKUM - GRIZZLY FLAT | 5,062 | 5,596 | 6,101 | 6,678 | 7,035 | 7,648 | 2,586 | 51.1 |
| RAD 95 - GEORGETOWN | 7,022 | 7,771 | 8,482 | 9,238 | 9,956 | 10,701 | 3,679 | 52.4 |
| RAD 96 - HIGH COUNTRY | 2,014 | 2,454 | 2,762 | 3,085 | 3,351 | 3,591 | 1,577 | 78.3 |
| COUNTY TOTAL | 115,849 | 138,463 | 162,449 | 189,681 | 214,289 | 236,115 | 120,266 | 103.8 |

EL DORADO COUNTY HOUSING UNITS

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|---|--------|--------|--------|--------|--------|--------|-------------------------|---------------------|
| RAD 85 - EL DORADO HILLS | 5,289 | 8,098 | 11,698 | 16,185 | 20,600 | 24,122 | 18,833 | 356.1 |
| RAD 86 - CAMERON PARK - SHINGLE SPRINGS | 9,118 | 10,893 | 12,417 | 13,895 | 15,142 | 16,341 | 7,223 | 79.2 |
| RAD 87 - PILOT HILL | 1,670 | 1,985 | 2,369 | 2,818 | 3,183 | 3,519 | 1,849 | 110.7 |
| RAD 88 - COLOMA - LOTUS | 2,602 | 3,070 | 3,363 | 3,646 | 3,942 | 4,227 | 1,625 | 62.5 |
| RAD 89 - DIAMOND SPRINGS | 4,475 | 5,299 | 6,018 | 6,728 | 7,450 | 8,231 | 3,756 | 83.9 |
| RAD 90 - WEST PLACERVILLE | 2,728 | 3,206 | 3,659 | 4,114 | 4,613 | 5,148 | 2,420 | 88.7 |
| RAD 91 - SOUTH PLACERVILLE | 3,641 | 4,320 | 5,047 | 5,755 | 6,575 | 7,582 | 3,941 | 108.2 |
| RAD 92 - EAST PLACERVILLE | 2,084 | 2,411 | 2,700 | 3,006 | 3,236 | 3,458 | 1,374 | 65.9 |
| RAD 93 - POLLOCK PINES | 6,805 | 7,583 | 8,404 | 9,176 | 9,931 | 10,668 | 3,863 | 56.8 |
| RAD 94 - MT. AUKUM - GRIZZLY FLAT | 3,340 | 3,688 | 4,002 | 4,342 | 4,667 | 4,972 | 1,632 | 48.9 |
| RAD 95 - GEORGETOWN | 2,799 | 3,131 | 3,443 | 3,758 | 4,082 | 4,418 | 1,619 | 57.8 |
| RAD 96 - HIGH COUNTRY | 1,409 | 1,671 | 1,848 | 2,020 | 2,179 | 2,333 | 924 | 65.6 |
| COUNTY TOTAL | 45,960 | 55,355 | 64,968 | 75,443 | 85,600 | 95,019 | 49,059 | 106.7 |

EL DORADO COUNTY EMPLOYMENT

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|---|--------|--------|--------|--------|--------|--------|-------------------------|---------------------|
| RAD 85 - EL DORADO HILLS | 3,029 | 5,594 | 9,108 | 12,355 | 15,341 | 17,983 | 14,954 | 493.7 |
| RAD 86 - CAMERON PARK - SHINGLE SPRINGS | 5,188 | 6,361 | 7,507 | 8,655 | 9,804 | 11,015 | 5,827 | 112.3 |
| RAD 87 - PILOT HILL | 486 | 696 | 922 | 1,144 | 1,365 | 1,473 | 987 | 203.1 |
| RAD 88 - COLOMA - LOTUS | 431 | 524 | 622 | 721 | 825 | 926 | 495 | 114.8 |
| RAD 89 - DIAMOND SPRINGS | 1,573 | 1,874 | 2,142 | 2,438 | 2,750 | 2,797 | 1,224 | 77.8 |
| RAD 90 - WEST PLACERVILLE | 4,398 | 5,062 | 5,791 | 6,533 | 7,306 | 8,047 | 3,649 | 83.0 |
| RAD 91 - SOUTH PLACERVILLE | 7,239 | 8,245 | 9,318 | 10,478 | 11,546 | 12,647 | 5,408 | 74.7 |
| RAD 92 - EAST PLACERVILLE | 814 | 942 | 1,019 | 1,126 | 1,222 | 1,298 | 484 | 59.5 |
| RAD 93 - POLLOCK PINES | 2,169 | 2,435 | 2,714 | 2,967 | 3,187 | 3,320 | 1,151 | 53.1 |
| RAD 94 - MT. AUKUM - GRIZZLY FLAT | 303 | 373 | 434 | 526 | 613 | 694 | 391 | 129.0 |
| RAD 95 - GEORGETOWN | 1,376 | 1,557 | 1,734 | 1,919 | 2,065 | 2,223 | 847 | 61.6 |
| RAD 96 - HIGH COUNTRY | 198 | 235 | 291 | 347 | 404 | 463 | 265 | 133.8 |
| COUNTY TOTAL | 27,204 | 33,898 | 41,602 | 49,209 | 56,428 | 62,886 | 35,682 | 131.2 |

EL DORADO COUNTY

INDEX TO REGIONAL ANALYSIS DISTRICTS














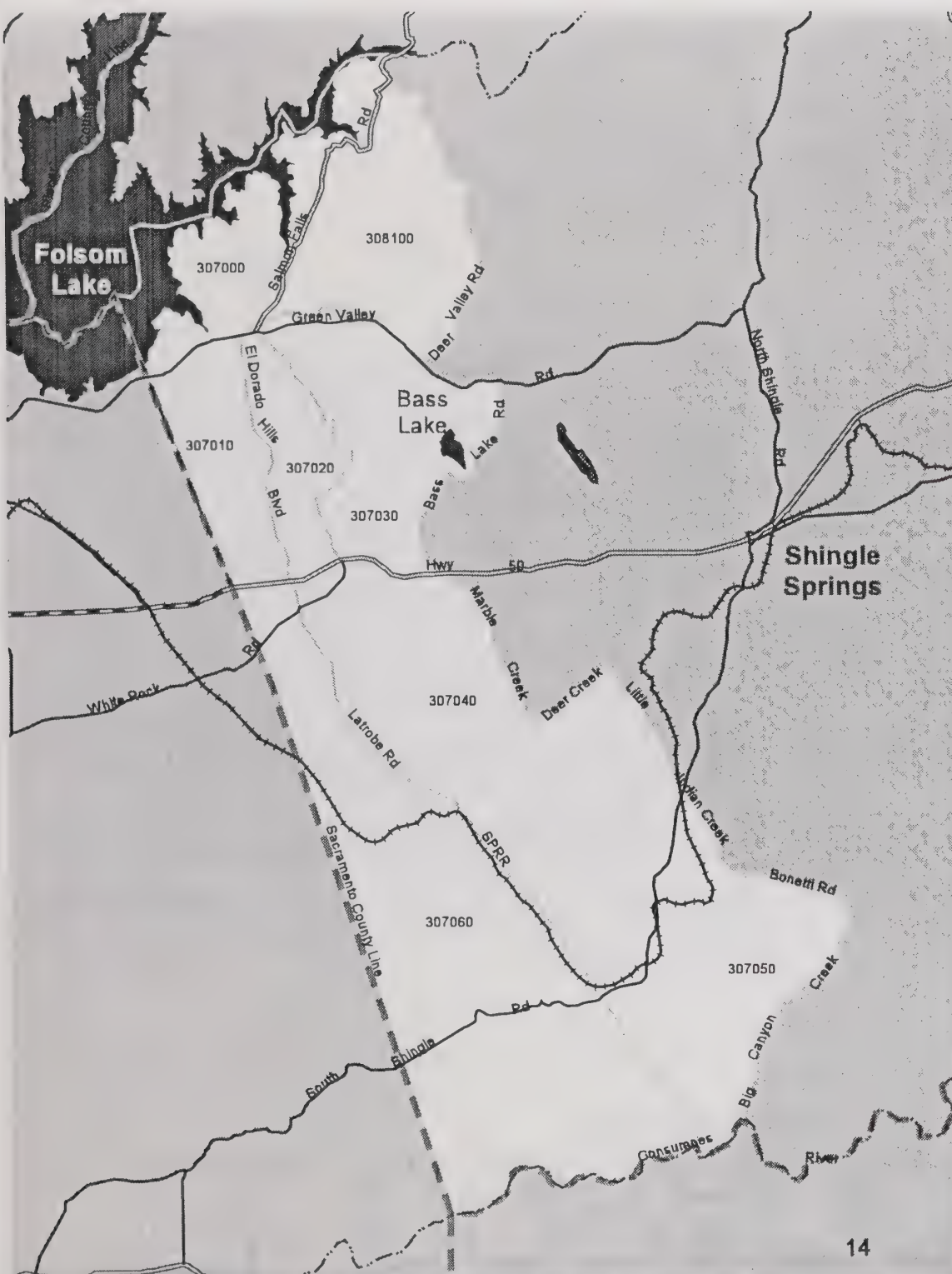
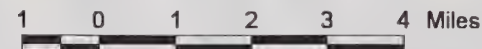
Regional Analysis District - 85

El Dorado Hills

El Dorado County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

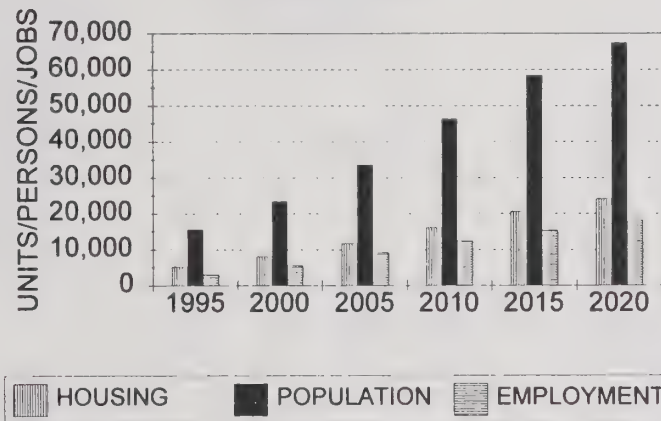


REGIONAL ANALYSIS DISTRICT 85

EL DORADO HILLS

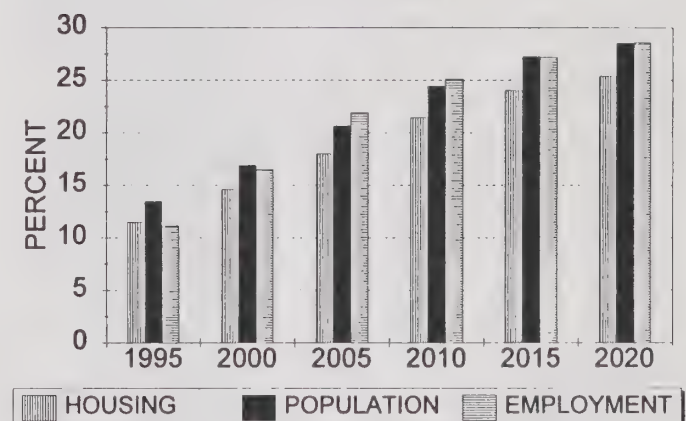
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 5,289 | 5,006 | 86 | 197 | 15,614 | 15,614 | 0 | 3,029 | 433 | 2,596 |
| 2000 | 8,098 | 7,685 | 199 | 214 | 23,419 | 23,419 | 0 | 5,594 | 1,014 | 4,580 |
| 2005 | 11,698 | 10,935 | 534 | 229 | 33,578 | 33,578 | 0 | 9,108 | 1,794 | 7,314 |
| 2010 | 16,185 | 14,835 | 1,105 | 245 | 46,322 | 46,322 | 0 | 12,355 | 2,524 | 9,831 |
| 2015 | 20,600 | 18,375 | 1,962 | 263 | 58,403 | 58,403 | 0 | 15,341 | 3,254 | 12,087 |
| 2020 | 24,122 | 21,430 | 2,412 | 280 | 67,396 | 67,396 | 0 | 17,983 | 3,889 | 14,094 |












Regional Analysis District - 86

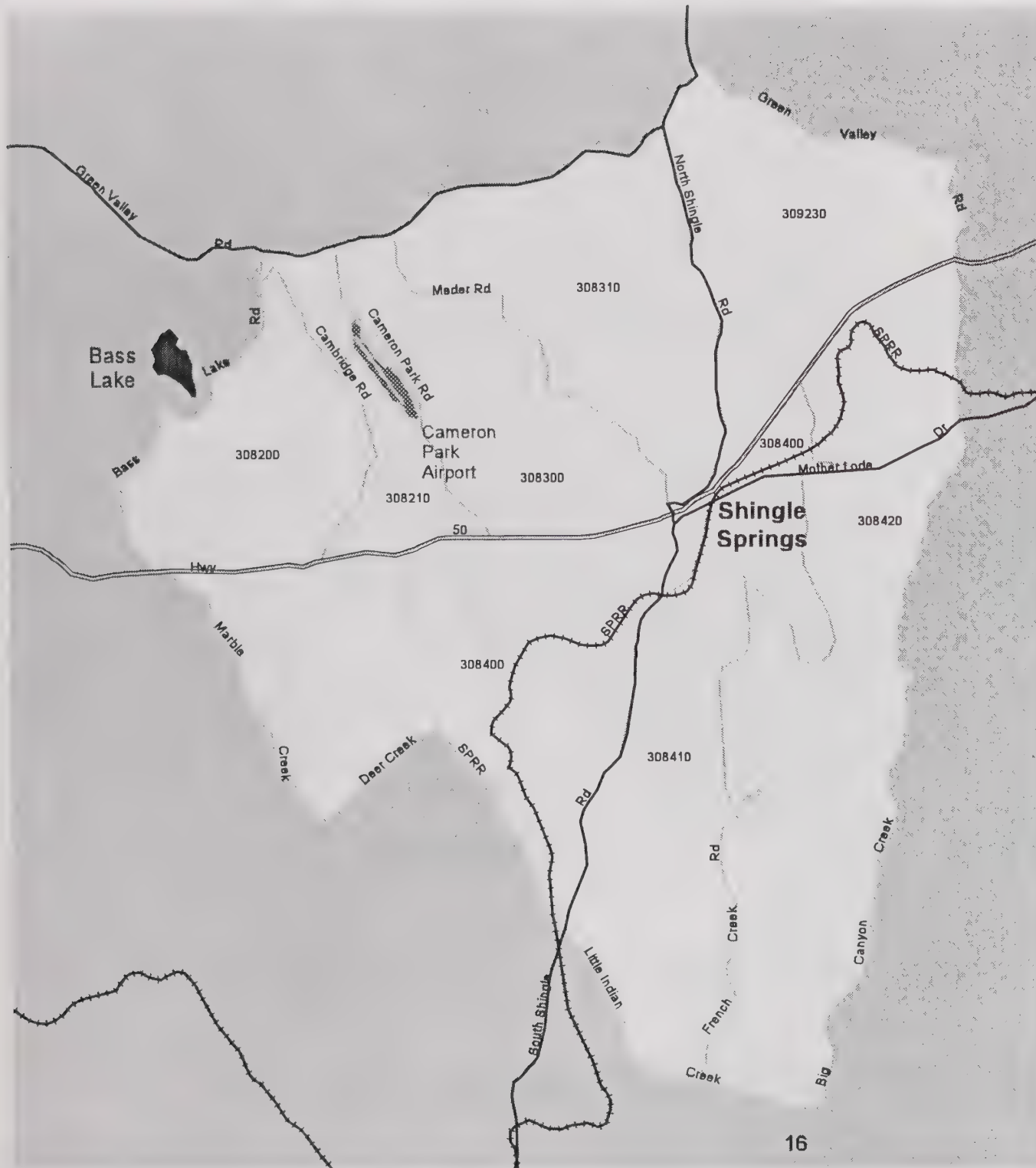

Cameron Park-Shingle Springs

*El Dorado
County*



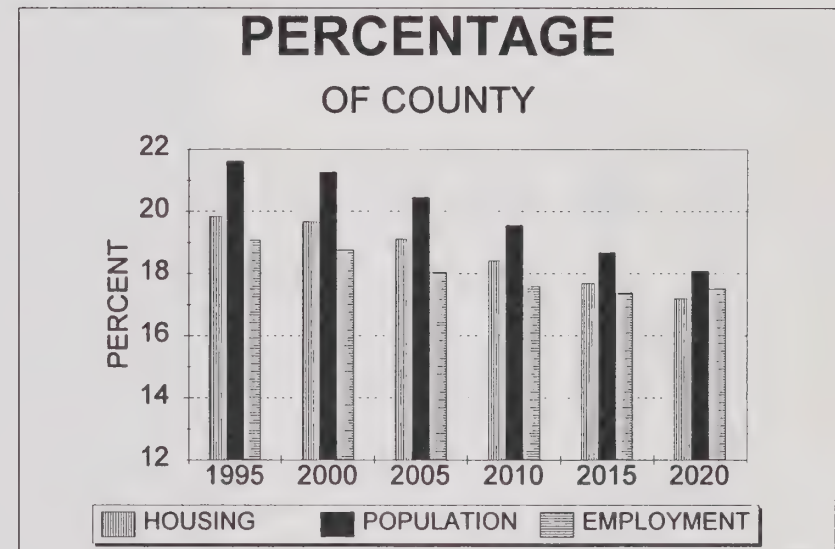
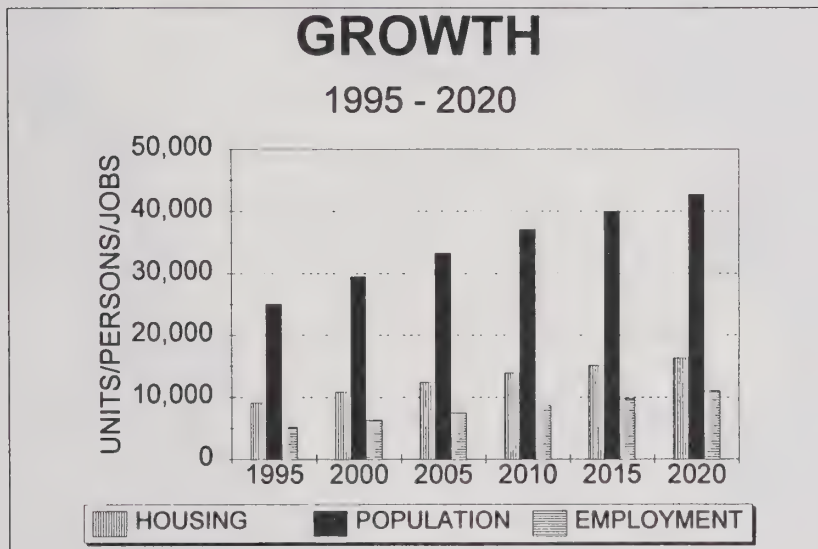
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 1.5 2 2.5 Miles



REGIONAL ANALYSIS DISTRICT 86

CAMERON PARK - SHINGLE SPRINGS



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 9,118 | 7,153 | 1,427 | 538 | 25,043 | 25,021 | 22 | 5,188 | 1,475 | 3,713 |
| 2000 | 10,893 | 8,740 | 1,591 | 562 | 29,444 | 29,422 | 22 | 6,361 | 1,860 | 4,501 |
| 2005 | 12,417 | 9,955 | 1,886 | 576 | 33,222 | 33,200 | 22 | 7,507 | 2,193 | 5,314 |
| 2010 | 13,895 | 10,990 | 2,314 | 591 | 37,091 | 37,069 | 22 | 8,655 | 2,516 | 6,139 |
| 2015 | 15,142 | 11,800 | 2,737 | 605 | 40,026 | 40,004 | 22 | 9,804 | 2,836 | 6,968 |
| 2020 | 16,341 | 12,544 | 3,180 | 617 | 42,714 | 42,692 | 22 | 11,015 | 3,203 | 7,812 |



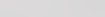
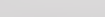
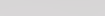
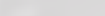
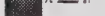




Regional Analysis District - 87

Pilot Hill

El Dorado County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

1 0 1 2 3 4 Miles



REGIONAL ANALYSIS DISTRICT 87

PILOT HILL

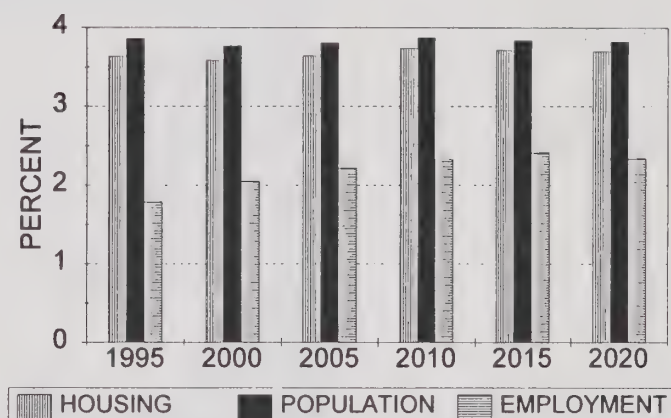
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,670 | 1,511 | 2 | 157 | 4,470 | 4,470 | 0 | 486 | 82 | 404 |
| 2000 | 1,985 | 1,796 | 19 | 170 | 5,219 | 5,219 | 0 | 696 | 131 | 565 |
| 2005 | 2,369 | 2,082 | 104 | 183 | 6,181 | 6,181 | 0 | 922 | 197 | 725 |
| 2010 | 2,818 | 2,401 | 221 | 196 | 7,347 | 7,347 | 0 | 1,144 | 278 | 866 |
| 2015 | 3,183 | 2,732 | 246 | 205 | 8,221 | 8,221 | 0 | 1,365 | 361 | 1,004 |
| 2020 | 3,519 | 3,044 | 263 | 212 | 9,028 | 9,028 | 0 | 1,473 | 500 | 973 |



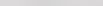
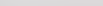
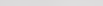
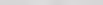





Regional Analysis District - 88


Coloma-Lotus

El Dorado County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 1.5 2 2.5 Miles

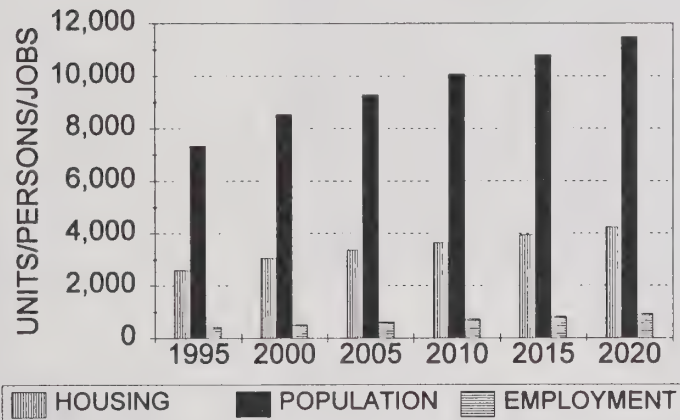


REGIONAL ANALYSIS DISTRICT 88

COLOMA - LOTUS

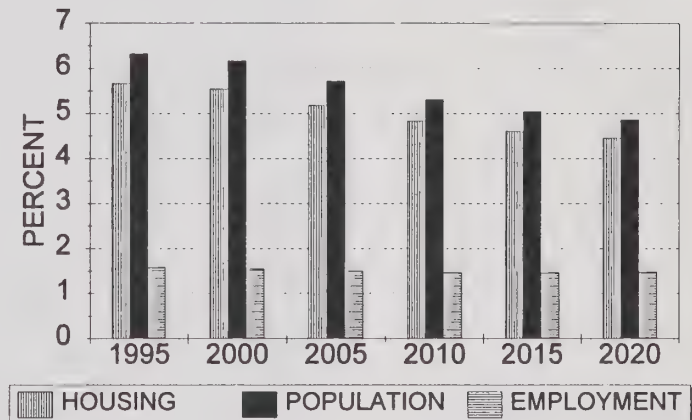
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,602 | 2,307 | 63 | 232 | 7,328 | 7,328 | 0 | 431 | 69 | 362 |
| 2000 | 3,070 | 2,743 | 76 | 251 | 8,538 | 8,538 | 0 | 524 | 103 | 421 |
| 2005 | 3,363 | 3,008 | 84 | 271 | 9,285 | 9,285 | 0 | 622 | 140 | 482 |
| 2010 | 3,646 | 3,261 | 92 | 293 | 10,073 | 10,073 | 0 | 721 | 178 | 543 |
| 2015 | 3,942 | 3,518 | 112 | 312 | 10,798 | 10,798 | 0 | 825 | 222 | 603 |
| 2020 | 4,227 | 3,780 | 120 | 327 | 11,485 | 11,485 | 0 | 926 | 269 | 657 |











Regional Analysis District - 89

Diamond Springs


El Dorado County



Minor Zone Boundary

-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 1.5 2 2.5 Miles

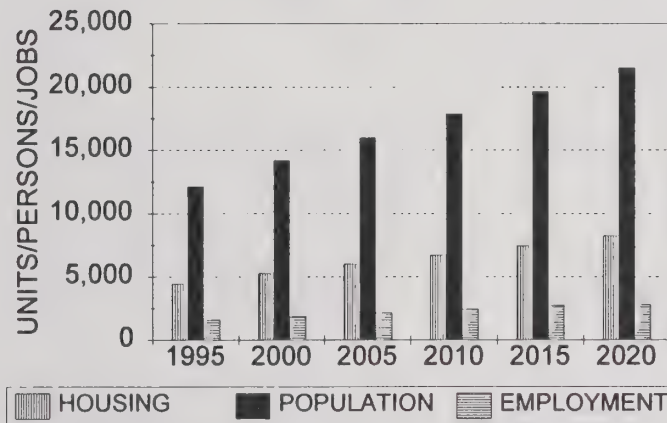


REGIONAL ANALYSIS DISTRICT 89

DIAMOND SPRINGS

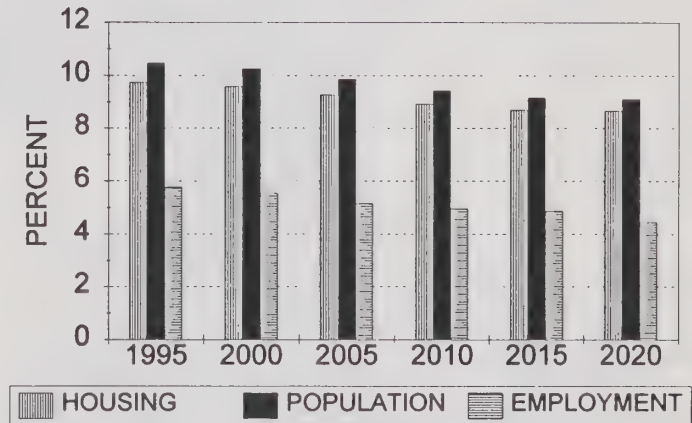
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 4,475 | 3,607 | 171 | 697 | 12,120 | 12,103 | 17 | 1,573 | 353 | 1,220 |
| 2000 | 5,299 | 4,112 | 428 | 759 | 14,186 | 14,169 | 17 | 1,874 | 454 | 1,420 |
| 2005 | 6,018 | 4,559 | 662 | 797 | 15,992 | 15,975 | 17 | 2,142 | 575 | 1,567 |
| 2010 | 6,728 | 4,993 | 898 | 837 | 17,852 | 17,835 | 17 | 2,438 | 720 | 1,718 |
| 2015 | 7,450 | 5,434 | 1,139 | 877 | 19,615 | 19,598 | 17 | 2,750 | 872 | 1,878 |
| 2020 | 8,231 | 5,897 | 1,419 | 915 | 21,496 | 21,479 | 17 | 2,797 | 983 | 1,814 |












Regional Analysis District - 90

West Placerville

Note: Regional Analysis District
does not match city limits

El Dorado County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 1.5 Miles

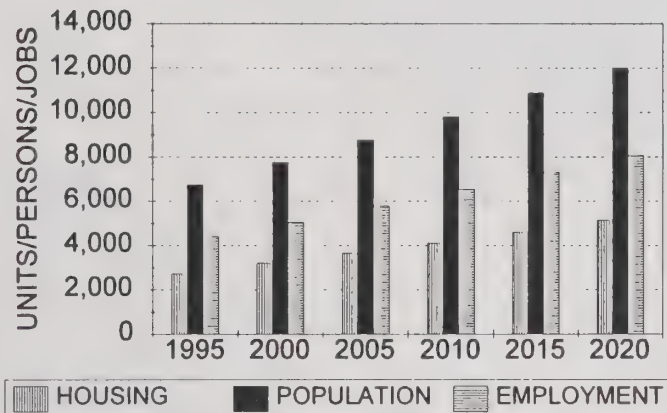


REGIONAL ANALYSIS DISTRICT 90

WEST PLACERVILLE

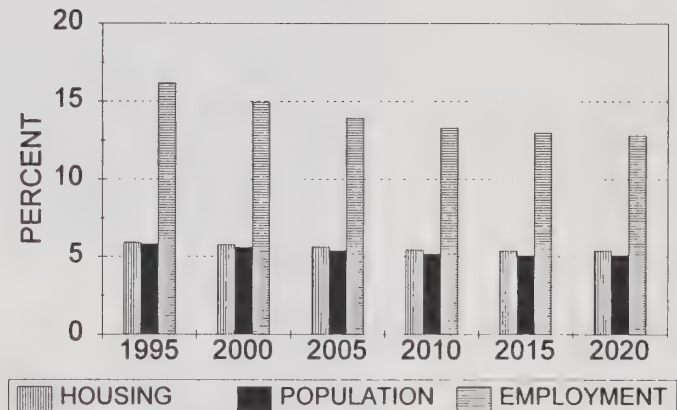
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,728 | 1,940 | 438 | 350 | 6,745 | 6,625 | 120 | 4,398 | 866 | 3,532 |
| 2000 | 3,206 | 2,279 | 571 | 356 | 7,746 | 7,626 | 120 | 5,062 | 1,228 | 3,834 |
| 2005 | 3,659 | 2,608 | 692 | 359 | 8,760 | 8,640 | 120 | 5,791 | 1,631 | 4,160 |
| 2010 | 4,114 | 2,939 | 809 | 366 | 9,818 | 9,698 | 120 | 6,533 | 2,032 | 4,501 |
| 2015 | 4,613 | 3,261 | 980 | 372 | 10,879 | 10,759 | 120 | 7,306 | 2,460 | 4,846 |
| 2020 | 5,148 | 3,575 | 1,194 | 379 | 12,010 | 11,890 | 120 | 8,047 | 2,841 | 5,206 |



Regional Analysis District - 91

South Placerville

Note: Regional Analysis District
does not match city limits

El Dorado County



Minor Zone Boundary

--- City Limit Line

--- County Lines

== Interstates and Highways

— Other Major Roads

■ Water Features

++++ Railroads

■ Airports and Military Bases

■ Schools & Institutions

1 0 1 2 Miles

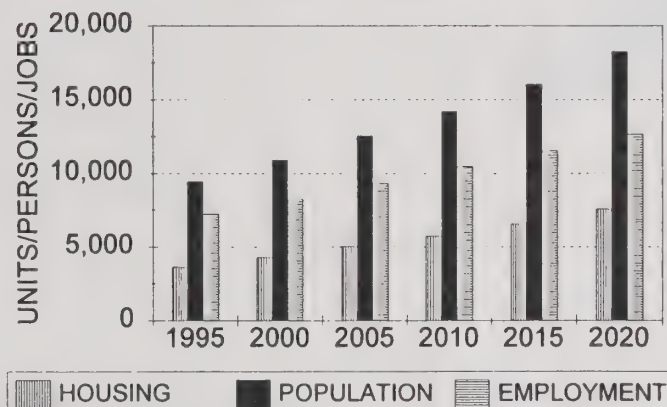


REGIONAL ANALYSIS DISTRICT 91

SOUTH PLACERVILLE

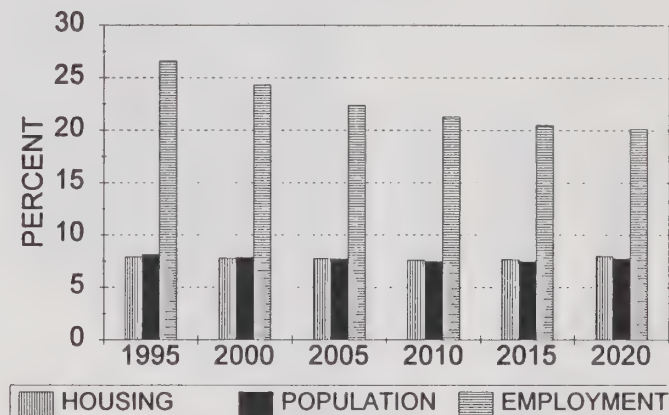
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 3,641 | 2,638 | 550 | 453 | 9,425 | 8,851 | 574 | 7,239 | 1,278 | 5,961 |
| 2000 | 4,320 | 3,025 | 821 | 474 | 10,879 | 10,305 | 574 | 8,245 | 1,516 | 6,729 |
| 2005 | 5,047 | 3,448 | 1,115 | 484 | 12,517 | 11,943 | 574 | 9,318 | 1,834 | 7,484 |
| 2010 | 5,755 | 3,874 | 1,386 | 495 | 14,189 | 13,615 | 574 | 10,478 | 2,223 | 8,255 |
| 2015 | 6,575 | 4,388 | 1,685 | 502 | 16,024 | 15,450 | 574 | 11,546 | 2,496 | 9,050 |
| 2020 | 7,582 | 5,016 | 2,055 | 511 | 18,239 | 17,665 | 574 | 12,647 | 2,792 | 9,855 |












Regional Analysis District - 92

East Placerville

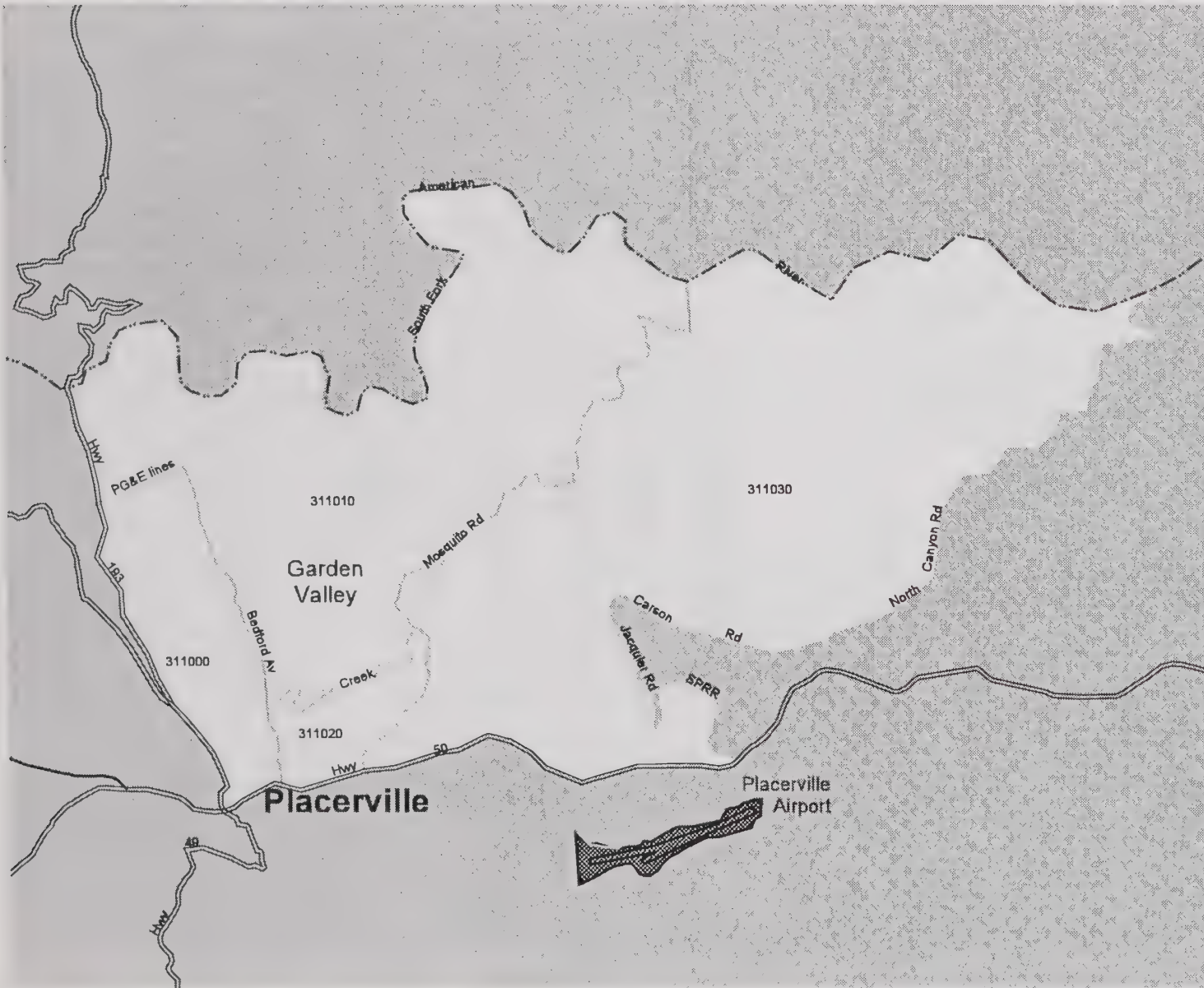
Note: Regional Analysis District
does not match city limits

El Dorado County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 1.5 Miles

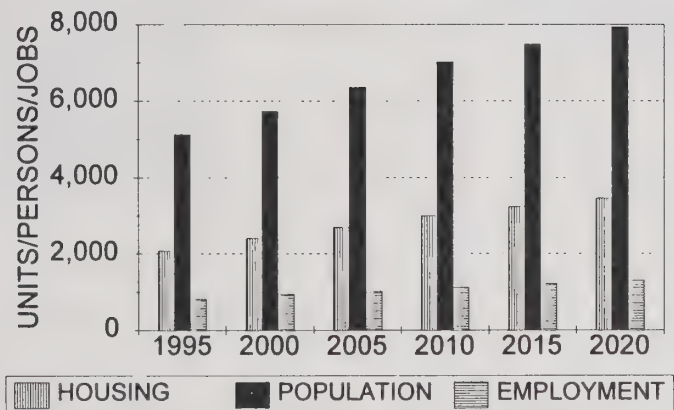


REGIONAL ANALYSIS DISTRICT 92

EAST PLACERVILLE

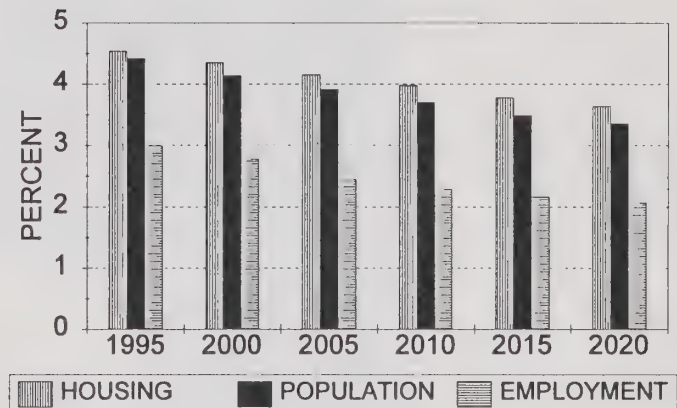
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,084 | 1,625 | 424 | 35 | 5,118 | 5,058 | 60 | 814 | 72 | 742 |
| 2000 | 2,411 | 1,921 | 453 | 37 | 5,732 | 5,672 | 60 | 942 | 164 | 778 |
| 2005 | 2,700 | 2,162 | 500 | 38 | 6,351 | 6,291 | 60 | 1,019 | 200 | 819 |
| 2010 | 3,006 | 2,419 | 547 | 40 | 7,024 | 6,964 | 60 | 1,126 | 266 | 860 |
| 2015 | 3,236 | 2,618 | 574 | 44 | 7,485 | 7,425 | 60 | 1,222 | 317 | 905 |
| 2020 | 3,458 | 2,785 | 625 | 48 | 7,927 | 7,867 | 60 | 1,298 | 327 | 971 |












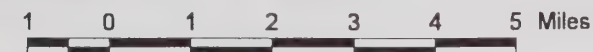
Regional Analysis District - 93

Pollock Pines

El Dorado County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

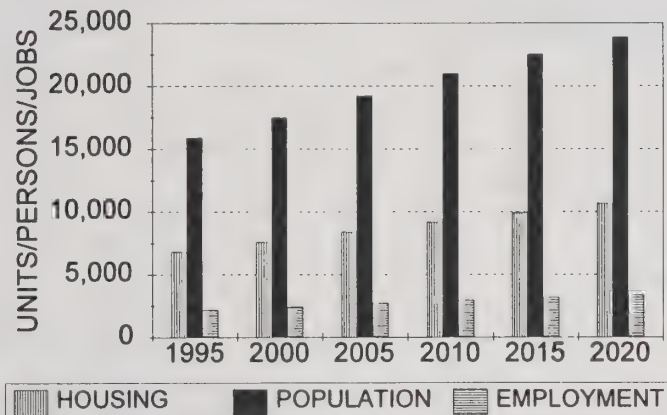


REGIONAL ANALYSIS DISTRICT 93

POLLOCK PINES

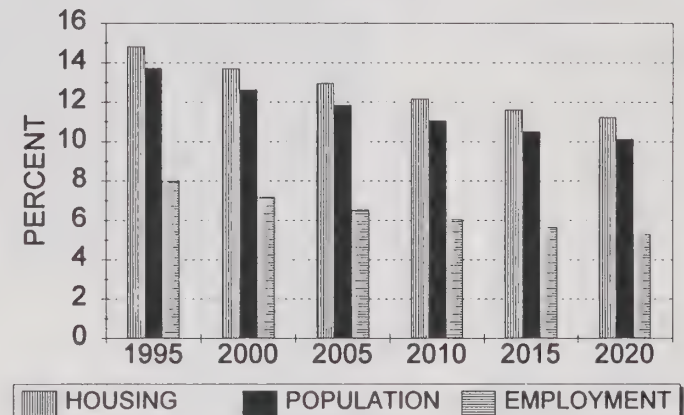
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 6,805 | 5,814 | 174 | 817 | 15,888 | 15,860 | 28 | 2,169 | 488 | 1,681 |
| 2000 | 7,583 | 6,402 | 357 | 824 | 17,479 | 17,451 | 28 | 2,435 | 593 | 1,842 |
| 2005 | 8,404 | 6,946 | 622 | 836 | 19,218 | 19,190 | 28 | 2,714 | 713 | 2,001 |
| 2010 | 9,176 | 7,490 | 838 | 848 | 20,964 | 20,936 | 28 | 2,967 | 813 | 2,154 |
| 2015 | 9,931 | 8,034 | 1,036 | 861 | 22,496 | 22,468 | 28 | 3,187 | 898 | 2,289 |
| 2020 | 10,668 | 8,558 | 1,241 | 869 | 23,880 | 23,852 | 28 | 3,320 | 986 | 2,334 |












Regional Analysis District - 94

Mt Aukum- Grizzly Flat

*El Dorado
County*



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

5 0 5 10 Miles

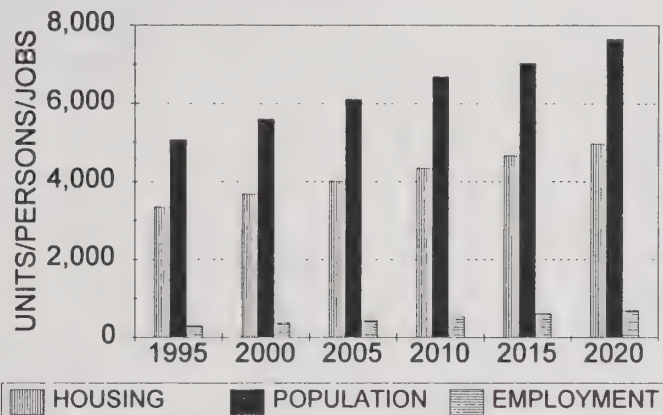


REGIONAL ANALYSIS DISTRICT 94

MT. AUKUM - GRIZZLY FLAT

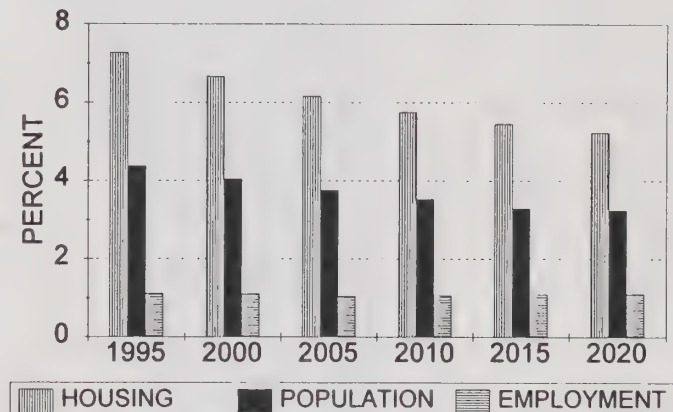
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 3,340 | 2,933 | 17 | 390 | 5,062 | 5,062 | 0 | 303 | 32 | 271 |
| 2000 | 3,688 | 3,248 | 20 | 420 | 5,596 | 5,596 | 0 | 373 | 78 | 295 |
| 2005 | 4,002 | 3,536 | 20 | 446 | 6,101 | 6,101 | 0 | 434 | 116 | 318 |
| 2010 | 4,342 | 3,834 | 27 | 481 | 6,678 | 6,678 | 0 | 526 | 154 | 372 |
| 2015 | 4,667 | 4,130 | 27 | 510 | 7,035 | 7,035 | 0 | 613 | 196 | 417 |
| 2020 | 4,972 | 4,407 | 31 | 534 | 7,648 | 7,648 | 0 | 694 | 241 | 453 |












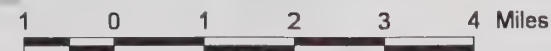
Regional Analysis District - 95

Georgetown

El Dorado County

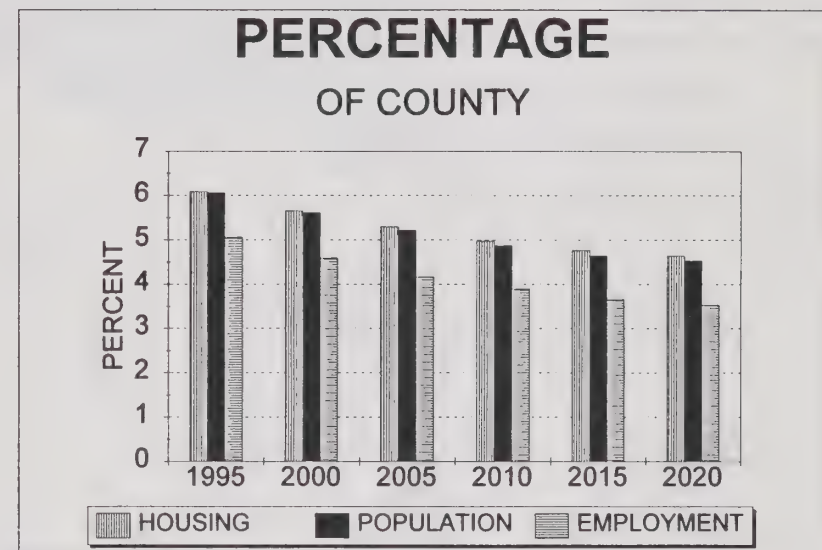
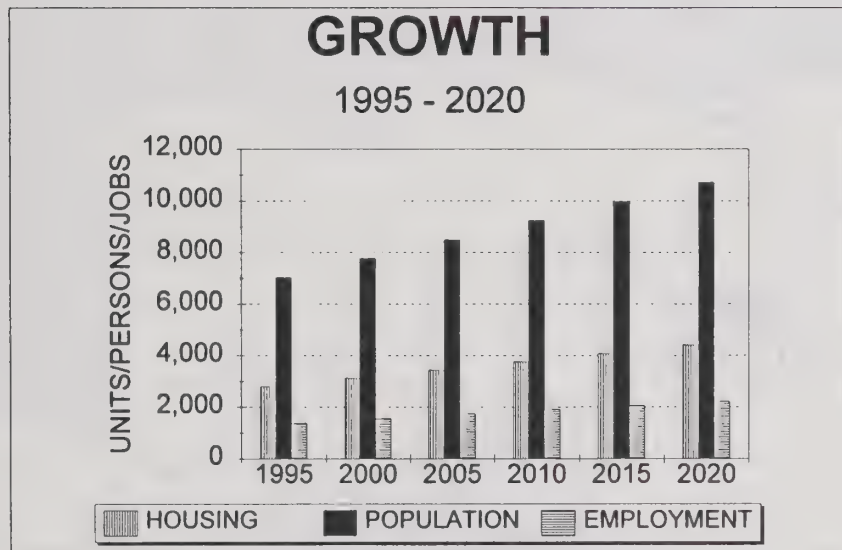


-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions



REGIONAL ANALYSIS DISTRICT 95

GEORGETOWN



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,799 | 2,241 | 28 | 530 | 7,022 | 6,855 | 167 | 1,376 | 284 | 1,092 |
| 2000 | 3,131 | 2,538 | 32 | 561 | 7,771 | 7,604 | 167 | 1,557 | 375 | 1,182 |
| 2005 | 3,443 | 2,818 | 32 | 593 | 8,482 | 8,315 | 167 | 1,734 | 458 | 1,276 |
| 2010 | 3,758 | 3,094 | 34 | 630 | 9,238 | 9,071 | 167 | 1,919 | 553 | 1,366 |
| 2015 | 4,082 | 3,381 | 36 | 665 | 9,956 | 9,789 | 167 | 2,065 | 612 | 1,453 |
| 2020 | 4,418 | 3,675 | 36 | 707 | 10,701 | 10,534 | 167 | 2,223 | 679 | 1,544 |











Regional Analysis District - 96

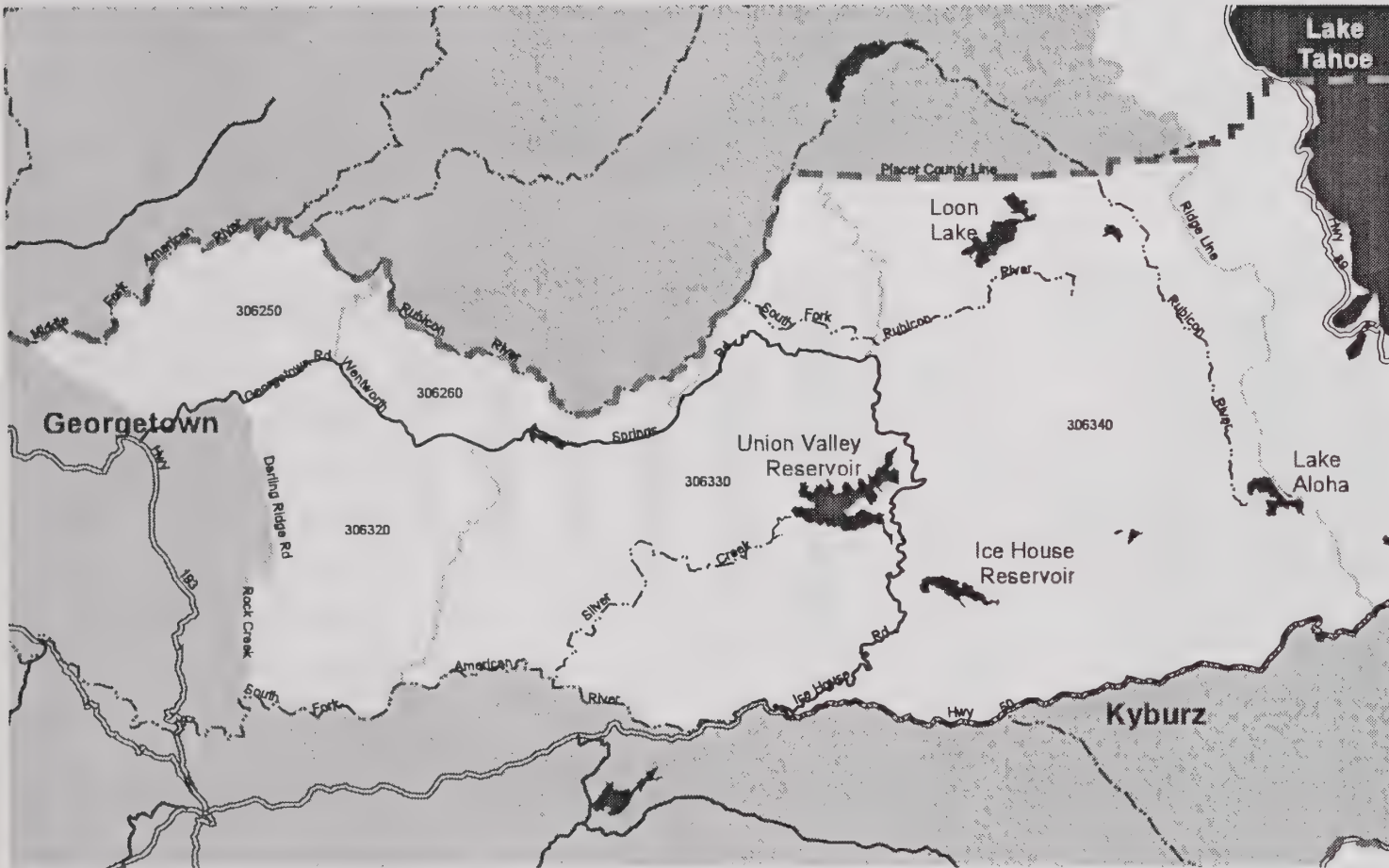
El Dorado High Country

El Dorado County



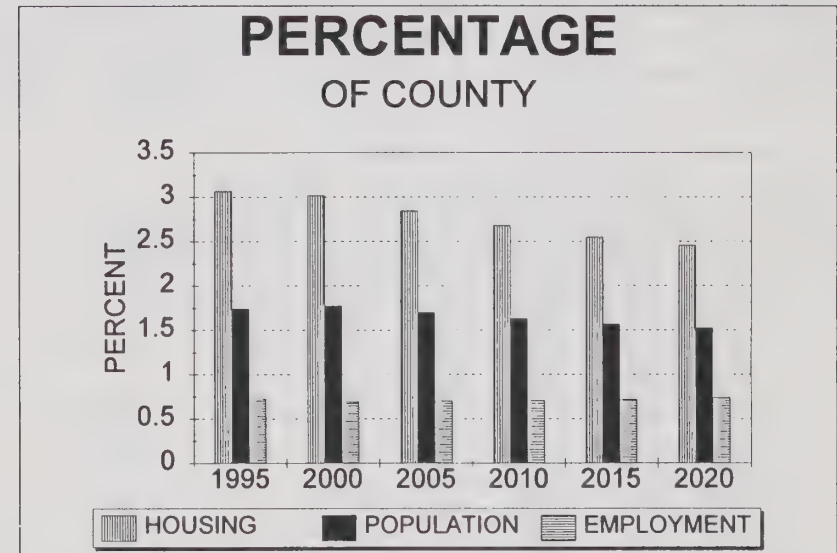
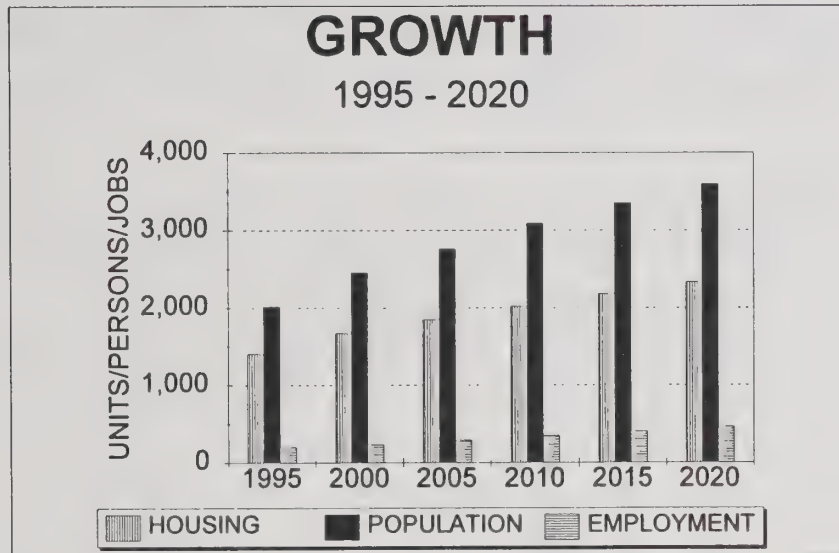
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

5 0 5 10 Miles



REGIONAL ANALYSIS DISTRICT 96

EL DORADO HIGH COUNTRY

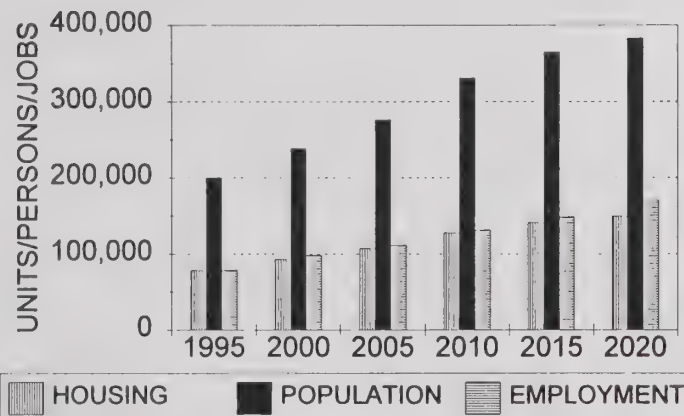


| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,409 | 1,228 | 6 | 175 | 2,014 | 1,971 | 43 | 198 | 45 | 153 |
| 2000 | 1,671 | 1,467 | 6 | 198 | 2,454 | 2,411 | 43 | 235 | 60 | 175 |
| 2005 | 1,848 | 1,625 | 6 | 217 | 2,762 | 2,719 | 43 | 291 | 79 | 212 |
| 2010 | 2,020 | 1,778 | 5 | 237 | 3,085 | 3,042 | 43 | 347 | 98 | 249 |
| 2015 | 2,179 | 1,916 | 5 | 258 | 3,351 | 3,308 | 43 | 404 | 121 | 283 |
| 2020 | 2,333 | 2,053 | 5 | 275 | 3,591 | 3,548 | 43 | 463 | 145 | 318 |

PLACER COUNTY

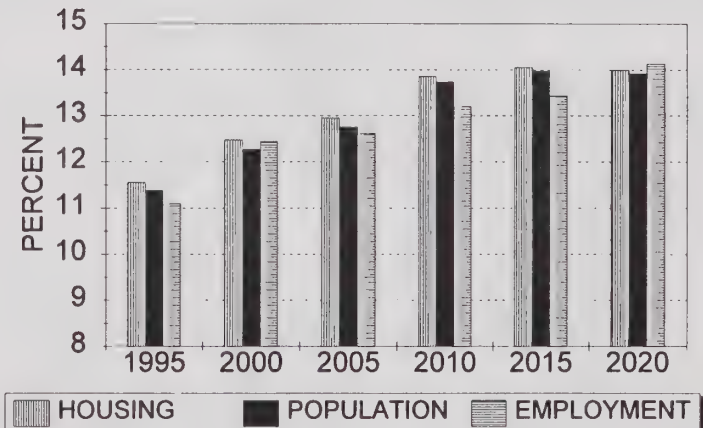
GROWTH

1995 - 2020



PERCENTAGE

OF REGION



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 78,131 | 60,851 | 12,353 | 4,927 | 200,082 | 197,759 | 2,323 | 78,749 | 19,685 | 59,064 |
| 2000 | 92,640 | 71,063 | 16,465 | 5,112 | 238,101 | 235,738 | 2,363 | 97,977 | 23,760 | 74,217 |
| 2005 | 107,266 | 81,608 | 20,409 | 5,249 | 275,188 | 272,781 | 2,407 | 111,393 | 27,752 | 83,641 |
| 2010 | 127,698 | 97,493 | 24,804 | 5,401 | 330,518 | 328,052 | 2,466 | 131,423 | 33,976 | 97,447 |
| 2015 | 141,186 | 108,433 | 27,230 | 5,523 | 364,690 | 362,182 | 2,508 | 148,536 | 38,432 | 110,104 |
| 2020 | 149,182 | 115,245 | 28,299 | 5,638 | 383,051 | 380,525 | 2,526 | 170,431 | 44,952 | 125,479 |

Population in Placer County is expected to increase from 200,082 in 1995 to 383,051 in 2020. That is a 91.4 percent increase over the 20 year period. The center of population growth will be in the South Placer area, with Roseville growing by 41,886, Rocklin by 38,168 and Lincoln by 27,662, for a total increase in these three areas of 107,716. That increase accounts for 58.9 percent of the total county population growth expected. The next highest areas of population growth are Auburn, with 17,560 and Loomis with 15,377. The smallest increase is expected in the Placer High Country area, with only a 2,126 increase. That increase is only 1.2 percent of the total increase expected in all of Placer County. An area of significance because of a large percentage increase is West Placer. This area is expected to grow from 1,106 to 10,264 over the 25 year period. That accounts for a percentage increase of 872.0.

Housing is expected to increase from 78,131 units to 141,182 units over the 1995-2020 period. That is an increase of 71,051 units, or 90.9 percent. Following the lead of population, housing will grow the most

in the South Placer area. Roseville is expected to add 17,407 housing units, Rocklin 14,198, and Lincoln 9,567. Added together, the increase in South Placer will be 41,172, or 57.9 percent of total county housing growth. The smallest housing growth is predicted in Sheridan, with only 301 housing units added during the 20 year period. An area of significant percentage growth will be the West Placer area. At present there are only 353 housing units. By 2020 it is predicted that 3,510 housing units will be located in the area. That is an increase of 3,157 units, but it accounts for an 894.3 percent increase.

Employment over the 25 year projection period is expected to increase from 78,749 to 170,431, an increase of 91,682 or 116.4 percent. The largest increases in employment are expected in Roseville, with a 42,287 increase; Rocklin, with a 21,338 increase; and Lincoln, with a 11,488 increase. Combined, the expected growth of jobs in the South Placer area is 75,113, or 81.9 percent of the total job growth expected in the county.

PLACER COUNTY POPULATION

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|---------|---------|---------|---------|---------|---------|-------------------------|---------------------|
| RAD 70 - ROSEVILLE | 62,154 | 73,814 | 85,207 | 96,544 | 102,908 | 104,040 | 41,886 | 67.4 |
| RAD 71 - ROCKLIN | 27,354 | 37,851 | 44,638 | 51,938 | 58,644 | 65,522 | 38,168 | 139.5 |
| RAD 72 - LINCOLN | 11,410 | 13,637 | 18,701 | 27,841 | 34,347 | 39,072 | 27,662 | 242.4 |
| RAD 73 - WEST PLACER | 1,056 | 1,106 | 1,112 | 10,172 | 10,275 | 10,264 | 9,208 | 872.0 |
| RAD 74 - SHERIDAN | 2,998 | 3,350 | 3,356 | 3,552 | 3,650 | 3,705 | 707 | 23.6 |
| RAD 75 - NORTH AUBURN | 16,732 | 19,088 | 20,535 | 23,101 | 25,751 | 26,111 | 9,379 | 56.1 |
| RAD 76 - AUBURN | 24,402 | 27,232 | 31,950 | 36,925 | 40,880 | 41,962 | 17,560 | 72.0 |
| RAD 77 - LOOMIS | 14,302 | 16,499 | 19,986 | 25,150 | 28,423 | 29,679 | 15,377 | 107.5 |
| RAD 78 - GRANITE BAY | 16,598 | 19,765 | 21,686 | 24,771 | 26,425 | 26,746 | 10,148 | 61.1 |
| RAD 79 - FORESTHILL | 4,094 | 4,922 | 5,539 | 6,149 | 6,919 | 7,379 | 3,285 | 80.2 |
| RAD 80 - COLFAX | 13,068 | 14,468 | 15,592 | 17,046 | 18,810 | 20,531 | 7,463 | 57.1 |
| RAD 81 - PLACER HIGH COUNTRY | 5,914 | 6,369 | 6,886 | 7,329 | 7,658 | 8,040 | 2,126 | 35.9 |
| COUNTY TOTAL | 200,082 | 238,101 | 275,188 | 330,518 | 364,690 | 383,051 | 182,969 | 91.4 |

PLACER COUNTY HOUSING UNITS

| REGIONAL ANALYSIS DISTRICT | 1995 | 2020 | 2005 | 2010 | 2015 | 2020 | 1995-2020 INCREASE | PERCENT INCREASE |
|----------------------------------|--------|--------|---------|---------|---------|---------|-----------------------|---------------------|
| RAD 70 - ROSEVILLE | 23,768 | 28,212 | 32,935 | 37,615 | 40,292 | 41,175 | 17,407 | 73.2 |
| RAD 71 - ROCKLIN | 9,472 | 13,242 | 15,764 | 18,391 | 20,981 | 23,670 | 14,198 | 149.9 |
| RAD 72 - LINCOLN | 4,045 | 4,858 | 6,601 | 9,664 | 11,924 | 13,612 | 9,567 | 236.5 |
| RAD 73 - WEST PLACER | 353 | 369 | 374 | 3,484 | 3,498 | 3,510 | 3,157 | 894.3 |
| RAD 74 - SHERIDAN | 962 | 1,091 | 1,107 | 1,184 | 1,231 | 1,263 | 301 | 31.3 |
| RAD 75 - NORTH AUBURN | 6,182 | 7,164 | 7,740 | 8,694 | 9,730 | 9,964 | 3,782 | 61.2 |
| RAD 76 - AUBURN | 9,936 | 11,156 | 13,124 | 15,195 | 16,961 | 17,513 | 7,577 | 76.3 |
| RAD 77 - LOOMIS | 5,044 | 5,738 | 6,960 | 8,643 | 9,730 | 10,223 | 5,179 | 102.7 |
| RAD 78 - GRANITE BAY | 5,467 | 6,502 | 7,214 | 8,228 | 8,854 | 9,038 | 3,571 | 65.3 |
| RAD 79 - FORESTHILL | 1,695 | 2,042 | 2,272 | 2,483 | 2,769 | 2,942 | 1,247 | 73.6 |
| RAD 80 - COLFAX | 5,086 | 5,652 | 6,071 | 6,598 | 7,271 | 7,931 | 2,845 | 55.9 |
| RAD 81 - PLACER HIGH COUNTRY | 6,121 | 6,614 | 7,104 | 7,519 | 7,945 | 8,341 | 2,220 | 36.3 |
| COUNTY TOTAL | 78,131 | 92,640 | 107,266 | 127,698 | 141,186 | 149,182 | 71,051 | 90.9 |

PLACER COUNTY EMPLOYMENT

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|--------|--------|---------|---------|---------|---------|-------------------------|---------------------|
| RAD 70 - ROSEVILLE | 39,234 | 49,304 | 54,984 | 64,642 | 72,119 | 81,521 | 42,287 | 107.8 |
| RAD 71 - ROCKLIN | 8,541 | 12,971 | 16,639 | 20,470 | 23,823 | 29,879 | 21,338 | 249.8 |
| RAD 72 - LINCOLN | 2,448 | 3,797 | 5,058 | 7,506 | 10,798 | 13,936 | 11,488 | 469.3 |
| RAD 73 - WEST PLACER | 33 | 33 | 119 | 1,501 | 1,718 | 1,933 | 1,900 | 5,757.6 |
| RAD 74 - SHERIDAN | 155 | 162 | 168 | 173 | 181 | 226 | 71 | 45.8 |
| RAD 75 - NORTH AUBURN | 5,385 | 6,191 | 6,794 | 7,422 | 8,158 | 8,896 | 3,511 | 65.2 |
| RAD 76 - AUBURN | 16,137 | 17,553 | 18,632 | 19,743 | 21,005 | 22,038 | 5,901 | 36.6 |
| RAD 77 - LOOMIS | 1,742 | 2,482 | 3,184 | 3,817 | 4,227 | 4,988 | 3,246 | 186.3 |
| RAD 78 - GRANITE BAY | 2,859 | 3,054 | 3,227 | 3,400 | 3,580 | 3,753 | 894 | 31.3 |
| RAD 79 - FORESTHILL | 364 | 480 | 545 | 612 | 683 | 801 | 437 | 120.1 |
| RAD 80 - COLFAX | 1,526 | 1,619 | 1,706 | 1,793 | 1,894 | 2,103 | 577 | 37.8 |
| RAD 81 - PLACER HIGH COUNTRY | 325 | 331 | 337 | 344 | 350 | 357 | 32 | 9.8 |
| COUNTY TOTAL | 78,749 | 97,977 | 111,393 | 131,423 | 148,536 | 170,431 | 91,682 | 116.4 |

PLACER COUNTY

INDEX TO REGIONAL ANALYSIS DISTRICTS












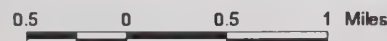


Roseville

**Note: Regional Analysis District
does not match city limits**

**Placer
County**

- | | |
|---|------------------------------------|
|  | Minor Zone Boundary |
|  | City Limit Line |
|  | County Lines |
|  | Interstates and Highways |
|  | Other Major Roads |
|  | Water Features |
|  | Railroads |
|  | Airports and Military Bases |
|  | Schools & Institutions |

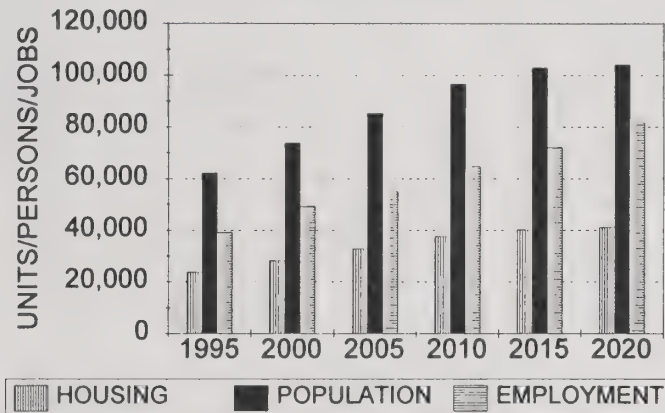


REGIONAL ANALYSIS DISTRICT 70

ROSEVILLE

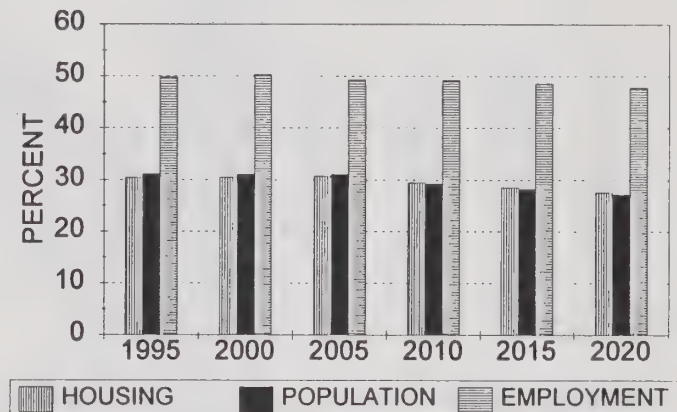
GROWTH

1995 - 2020



PERCENTAGE

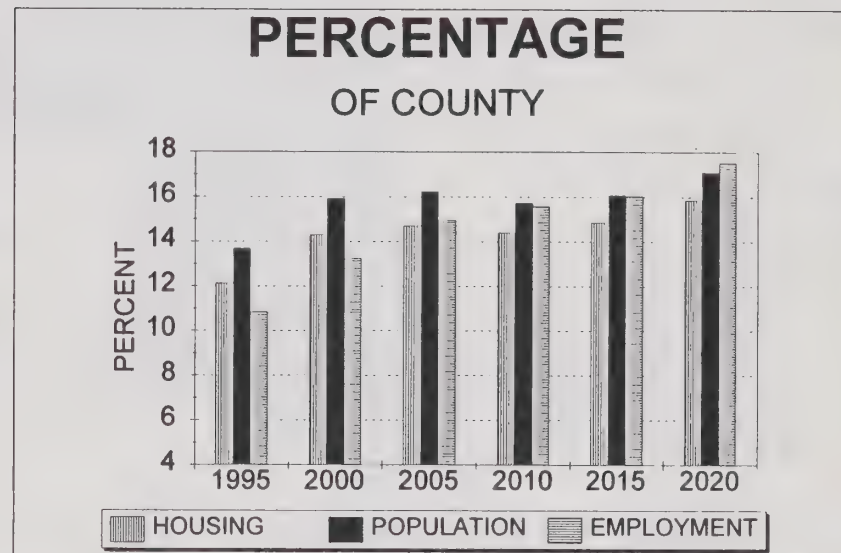
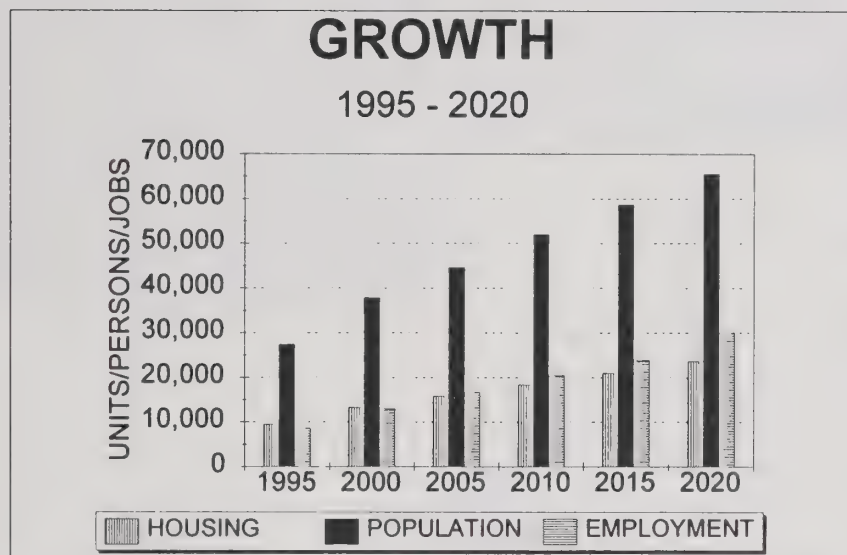
OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 23,768 | 16,965 | 6,106 | 697 | 62,154 | 61,451 | 703 | 39,234 | 8,917 | 30,317 |
| 2000 | 28,212 | 20,057 | 7,458 | 697 | 73,814 | 73,085 | 729 | 49,304 | 10,568 | 38,736 |
| 2005 | 32,935 | 22,789 | 9,449 | 697 | 85,207 | 84,440 | 767 | 54,984 | 12,615 | 42,369 |
| 2010 | 37,615 | 25,819 | 11,101 | 695 | 96,544 | 95,737 | 807 | 64,642 | 16,471 | 48,171 |
| 2015 | 40,292 | 27,827 | 11,770 | 695 | 102,908 | 102,101 | 807 | 72,119 | 18,664 | 53,455 |
| 2020 | 41,175 | 28,645 | 11,835 | 695 | 104,040 | 103,233 | 807 | 81,521 | 21,905 | 59,616 |

REGIONAL ANALYSIS DISTRICT 71

ROCKLIN



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 9,472 | 7,461 | 1,559 | 452 | 27,354 | 27,222 | 132 | 8,541 | 1,468 | 7,073 |
| 2000 | 13,242 | 9,435 | 3,355 | 452 | 37,851 | 37,714 | 137 | 12,971 | 2,362 | 10,609 |
| 2005 | 15,764 | 10,919 | 4,393 | 452 | 44,638 | 44,495 | 143 | 16,639 | 3,081 | 13,558 |
| 2010 | 18,391 | 12,621 | 5,320 | 450 | 51,938 | 51,788 | 150 | 20,470 | 3,805 | 16,665 |
| 2015 | 20,981 | 14,477 | 6,063 | 441 | 58,644 | 58,487 | 157 | 23,823 | 4,658 | 19,165 |
| 2020 | 23,670 | 16,420 | 6,817 | 433 | 65,522 | 65,362 | 160 | 29,879 | 6,220 | 23,659 |

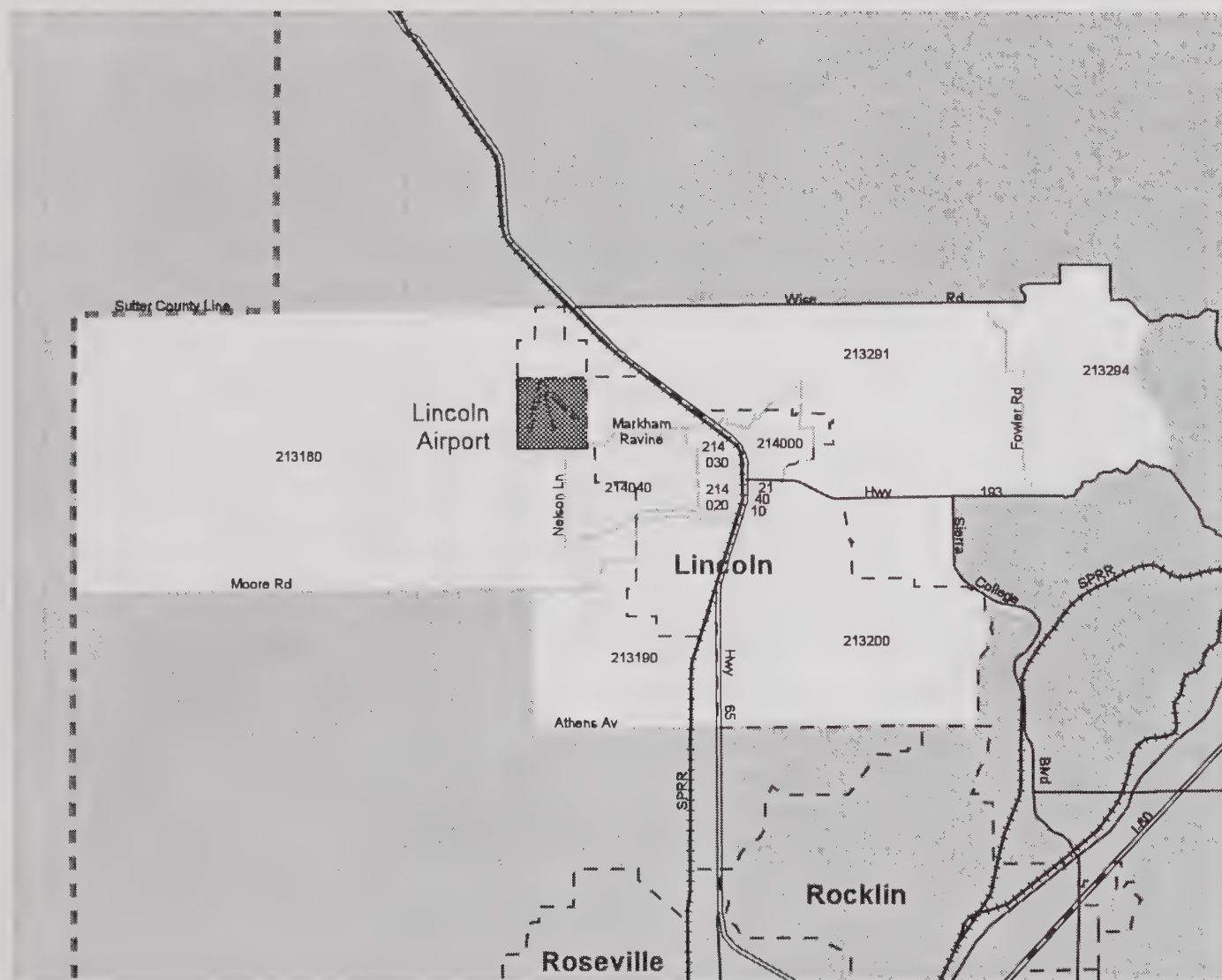


Regional Analysis District - 72

Lincoln

Note: Regional Analysis District
does not match city limits

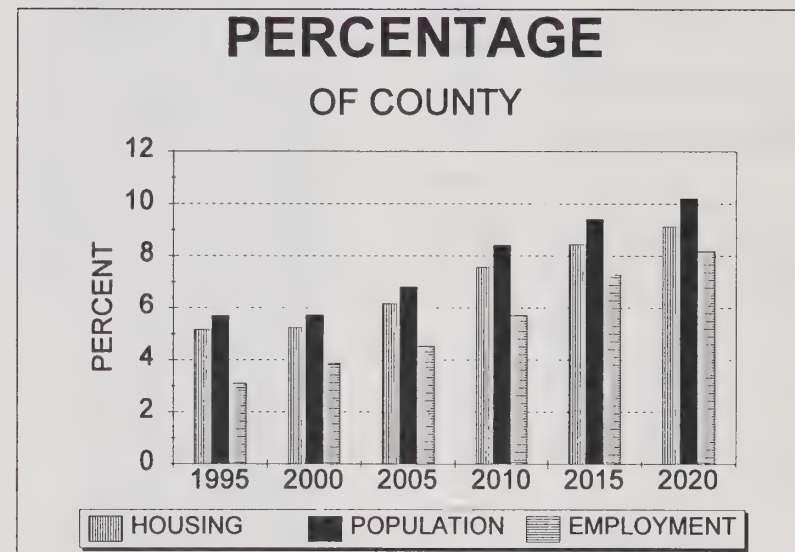
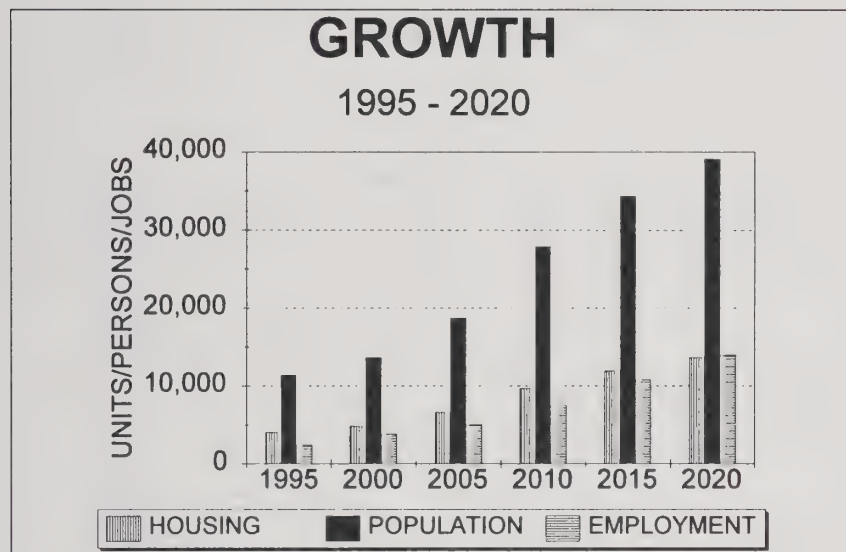
Placer County



- Minor Zone Boundary
- City Limit Line
- County Lines
- Interstates and Highways
- Other Major Roads
- Water Features
- Railroads
- Airports and Military Bases
- Schools & Institutions

REGIONAL ANALYSIS DISTRICT 72

LINCOLN



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 4,045 | 3,075 | 705 | 265 | 11,410 | 11,276 | 134 | 2,448 | 533 | 1,915 |
| 2000 | 4,858 | 3,823 | 755 | 280 | 13,637 | 13,494 | 143 | 3,797 | 984 | 2,813 |
| 2005 | 6,601 | 5,400 | 906 | 295 | 18,701 | 18,558 | 143 | 5,058 | 1,209 | 3,849 |
| 2010 | 9,664 | 8,279 | 1,074 | 311 | 27,841 | 27,686 | 155 | 7,506 | 1,437 | 6,069 |
| 2015 | 11,924 | 10,284 | 1,315 | 325 | 34,347 | 34,157 | 190 | 10,798 | 1,996 | 8,802 |
| 2020 | 13,612 | 11,868 | 1,402 | 342 | 39,072 | 38,867 | 205 | 13,936 | 2,604 | 11,332 |











Regional Analysis District - 73

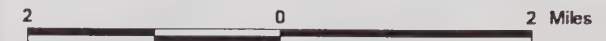
West Placer

Placer County



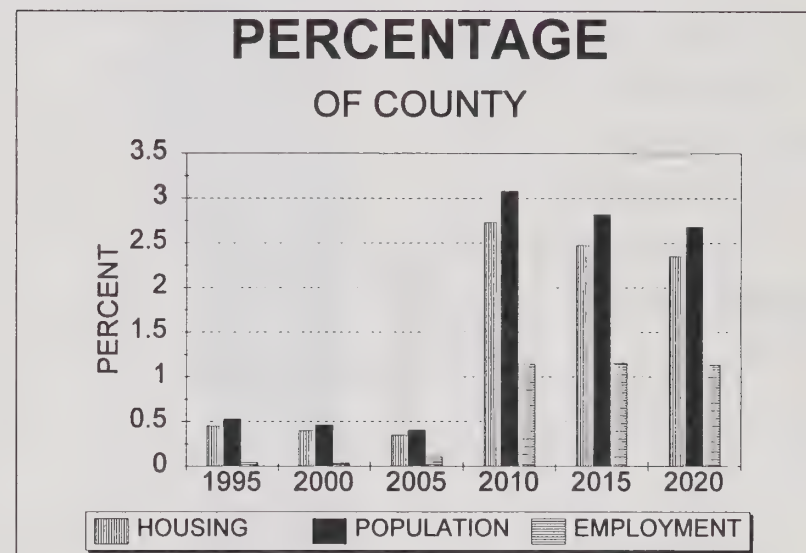
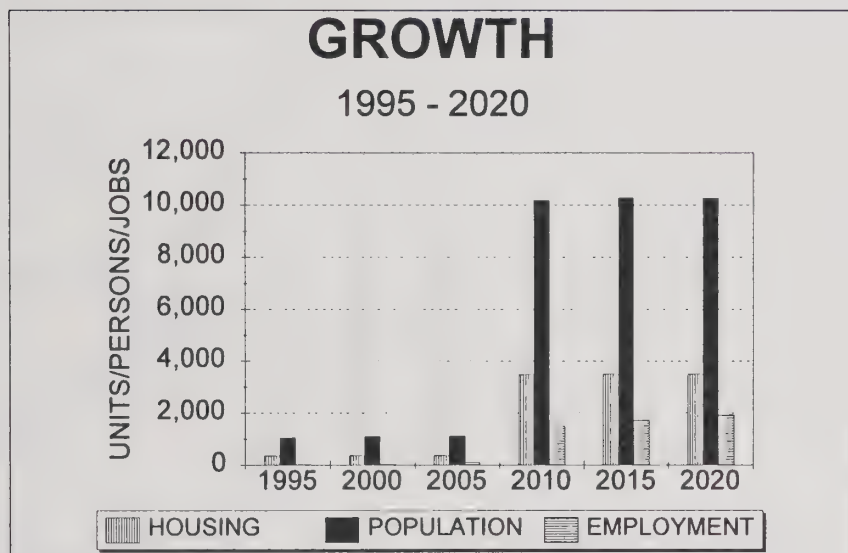
Minor Zone Boundary

-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions



REGIONAL ANALYSIS DISTRICT 73

WEST PLACER



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 353 | 281 | 1 | 71 | 1,056 | 1,044 | 12 | 33 | 11 | 22 |
| 2000 | 369 | 293 | 1 | 75 | 1,106 | 1,094 | 12 | 33 | 11 | 22 |
| 2005 | 374 | 295 | 1 | 78 | 1,112 | 1,100 | 12 | 119 | 97 | 22 |
| 2010 | 3,484 | 2,788 | 612 | 84 | 10,172 | 10,160 | 12 | 1,501 | 700 | 801 |
| 2015 | 3,498 | 2,800 | 612 | 86 | 10,275 | 10,263 | 12 | 1,718 | 782 | 936 |
| 2020 | 3,510 | 2,807 | 612 | 91 | 10,264 | 10,252 | 12 | 1,933 | 862 | 1,071 |












Regional Analysis District - 74

Sheridan

Placer County



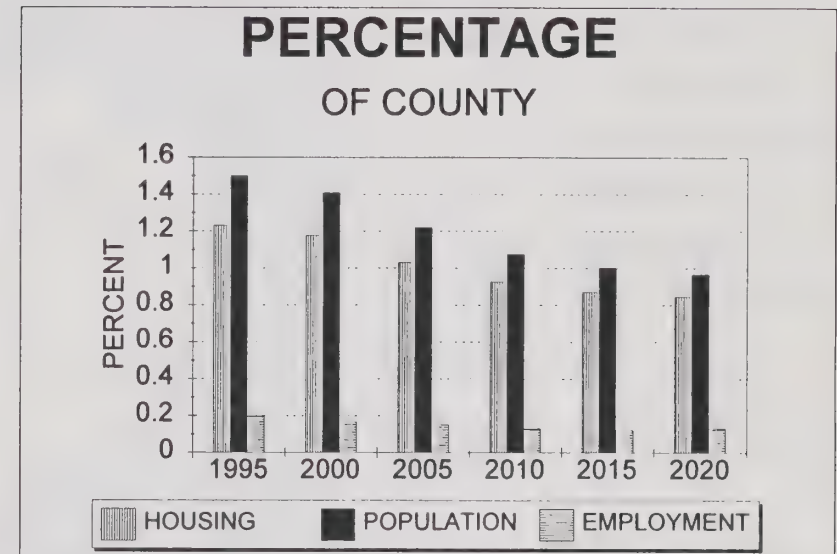
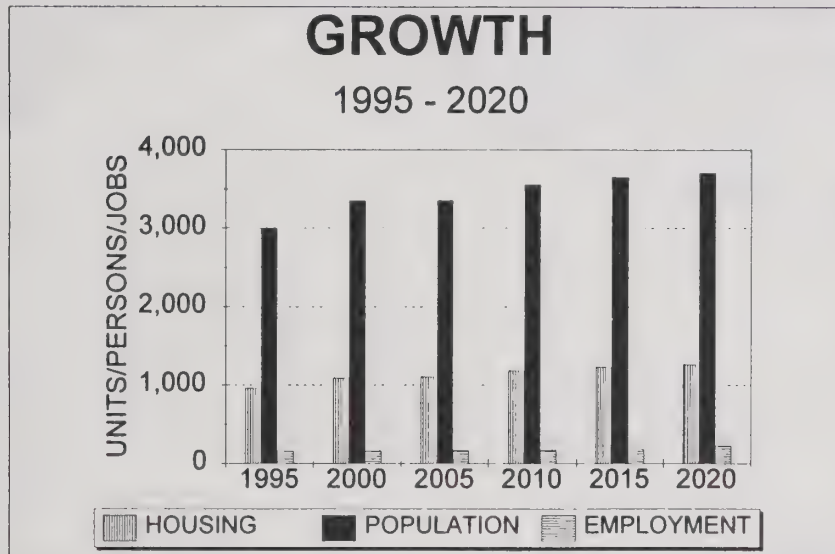
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

1 0 1 2 Miles



REGIONAL ANALYSIS DISTRICT 74

SHERIDAN



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 962 | 748 | 4 | 210 | 2,998 | 2,998 | 0 | 155 | 23 | 132 |
| 2000 | 1,091 | 867 | 4 | 220 | 3,350 | 3,350 | 0 | 162 | 27 | 135 |
| 2005 | 1,107 | 872 | 5 | 230 | 3,356 | 3,356 | 0 | 168 | 30 | 138 |
| 2010 | 1,184 | 938 | 5 | 241 | 3,552 | 3,552 | 0 | 173 | 32 | 141 |
| 2015 | 1,231 | 975 | 5 | 251 | 3,650 | 3,650 | 0 | 181 | 36 | 145 |
| 2020 | 1,263 | 995 | 5 | 263 | 3,705 | 3,705 | 0 | 226 | 40 | 186 |





Regional Analysis District - 75

North Auburn

Placer County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 Miles

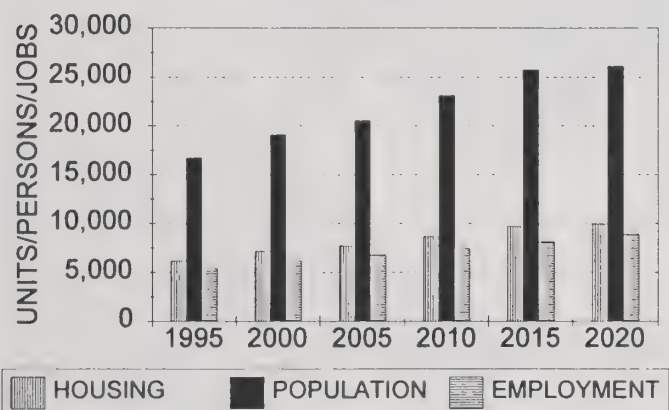



REGIONAL ANALYSIS DISTRICT 75

NORTH AUBURN

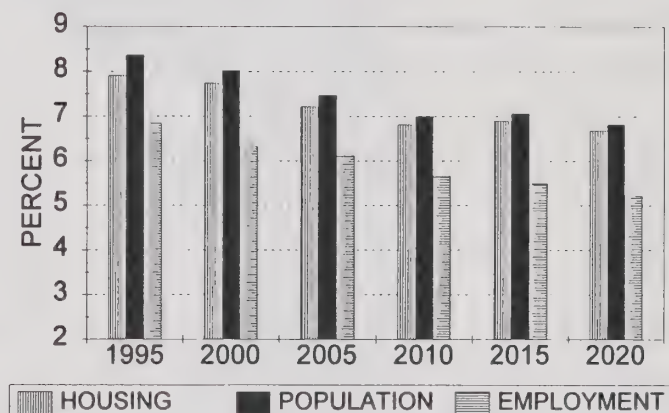
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 6,182 | 4,459 | 846 | 877 | 16,732 | 16,343 | 389 | 5,385 | 1,643 | 3,742 |
| 2000 | 7,164 | 5,113 | 1,160 | 891 | 19,088 | 18,699 | 389 | 6,191 | 1,789 | 4,402 |
| 2005 | 7,740 | 5,639 | 1,196 | 905 | 20,535 | 20,146 | 389 | 6,794 | 1,914 | 4,880 |
| 2010 | 8,694 | 6,433 | 1,340 | 921 | 23,101 | 22,712 | 389 | 7,422 | 2,039 | 5,383 |
| 2015 | 9,730 | 7,368 | 1,426 | 936 | 25,751 | 25,362 | 389 | 8,158 | 2,170 | 5,988 |
| 2020 | 9,964 | 7,511 | 1,504 | 949 | 26,111 | 25,722 | 389 | 8,896 | 2,294 | 6,602 |












Regional Analysis District - 76

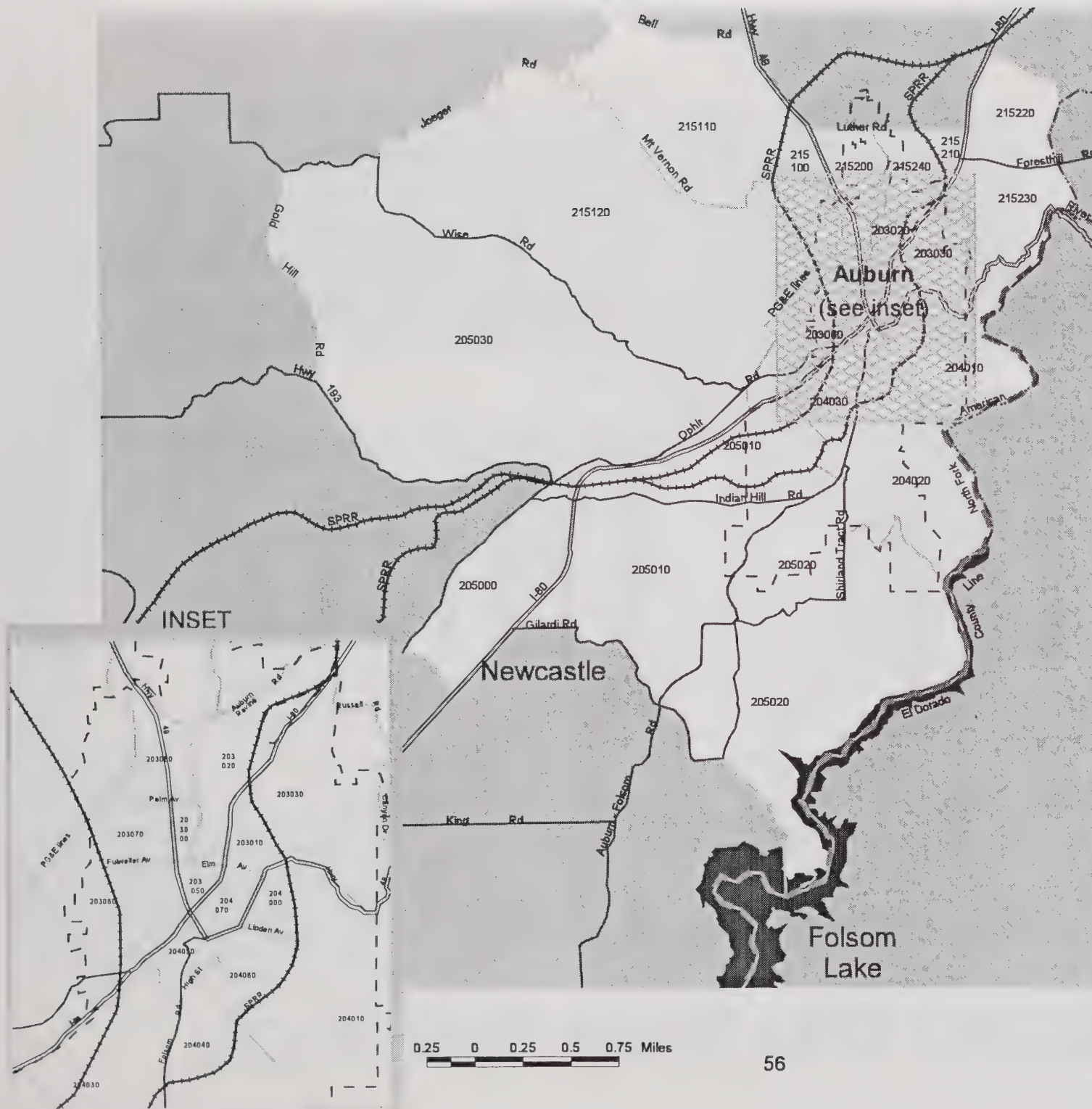
Auburn

Note: Regional Analysis District
does not match city limits

Placer County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions



0.25 0 0.25 0.5 0.75 Miles

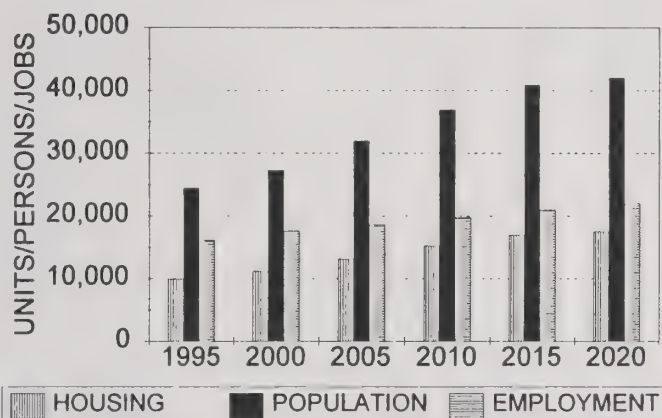
1 0 1 2 Miles

REGIONAL ANALYSIS DISTRICT 76

AUBURN

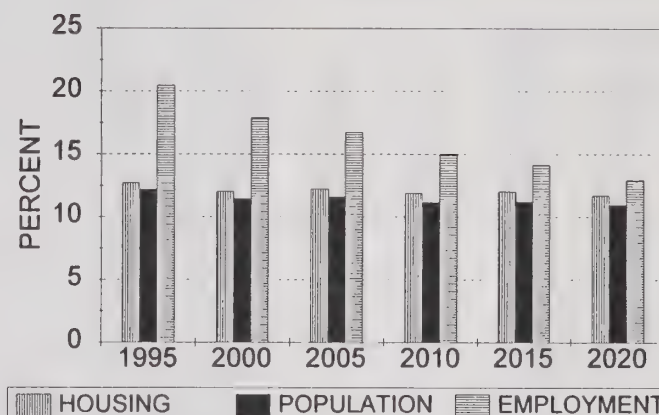
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 9,936 | 7,265 | 2,065 | 606 | 24,402 | 23,784 | 618 | 16,137 | 4,708 | 11,429 |
| 2000 | 11,156 | 8,161 | 2,364 | 631 | 27,232 | 26,614 | 618 | 17,553 | 5,120 | 12,433 |
| 2005 | 13,124 | 9,483 | 2,989 | 652 | 31,950 | 31,332 | 618 | 18,632 | 5,427 | 13,205 |
| 2010 | 15,195 | 10,799 | 3,722 | 674 | 36,925 | 36,307 | 618 | 19,743 | 5,727 | 14,016 |
| 2015 | 16,961 | 11,923 | 4,338 | 700 | 40,880 | 40,262 | 618 | 21,005 | 6,054 | 14,951 |
| 2020 | 17,513 | 12,424 | 4,362 | 727 | 41,962 | 41,344 | 618 | 22,038 | 6,344 | 15,694 |



Regional Analysis District - 77

Loomis

Note: Regional Analysis District
does not match town limits

Placer County



Minor Zone Boundary

City Limit Line

County Lines

Interstates and Highways

Other Major Roads

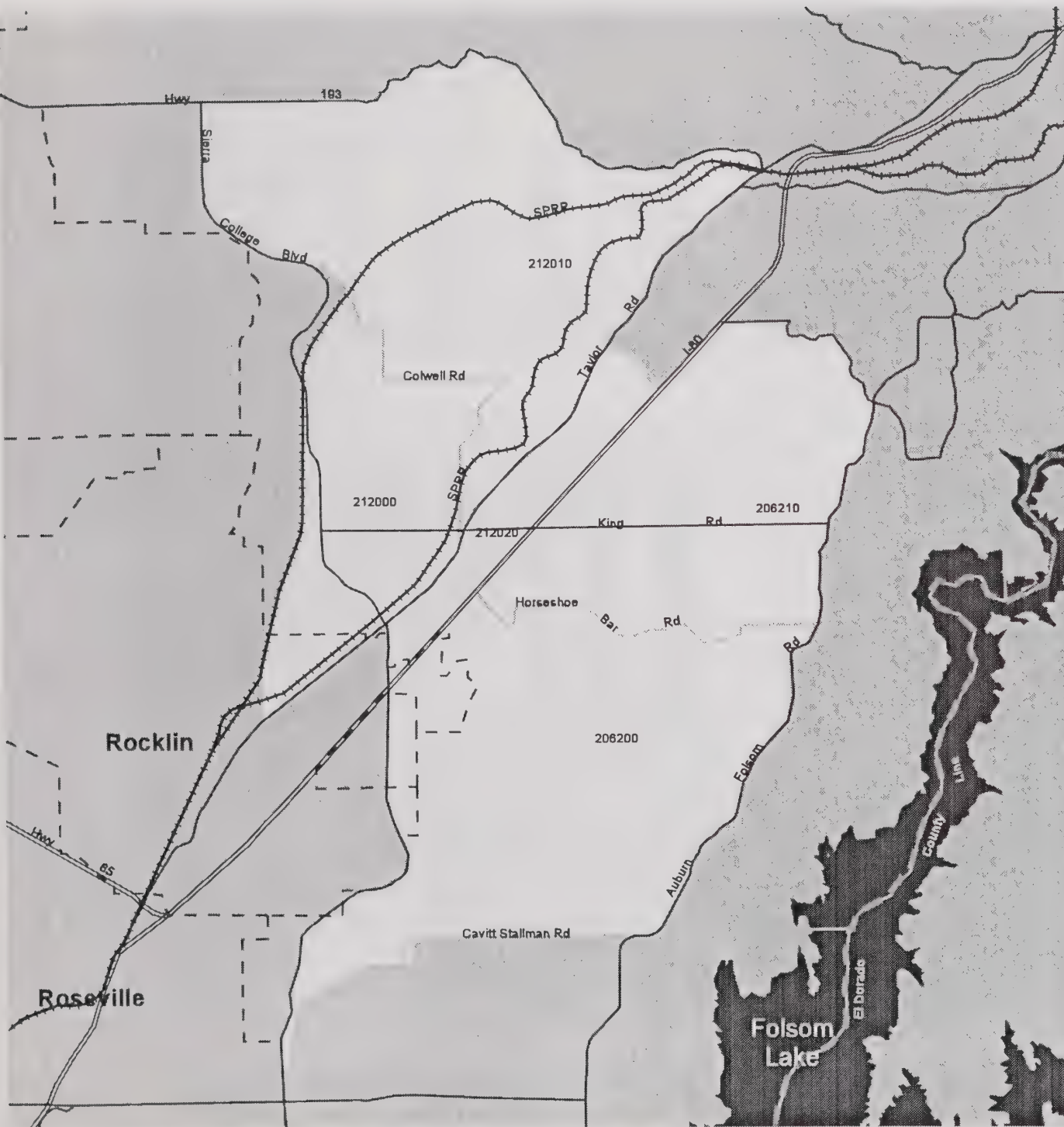
Water Features

Railroads

Airports and Military Bases

Schools & Institutions

1 0 1 2 Miles

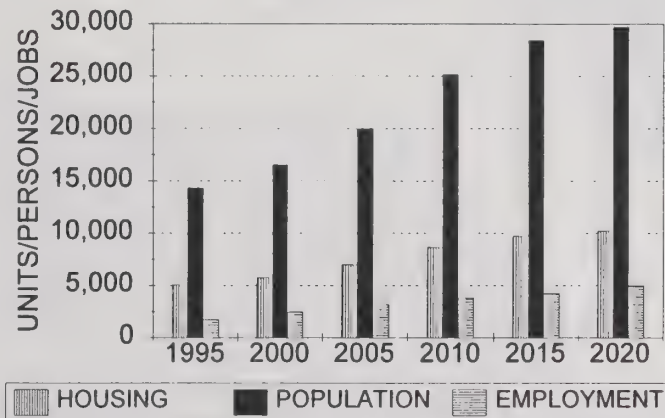


REGIONAL ANALYSIS DISTRICT 77

LOOMIS

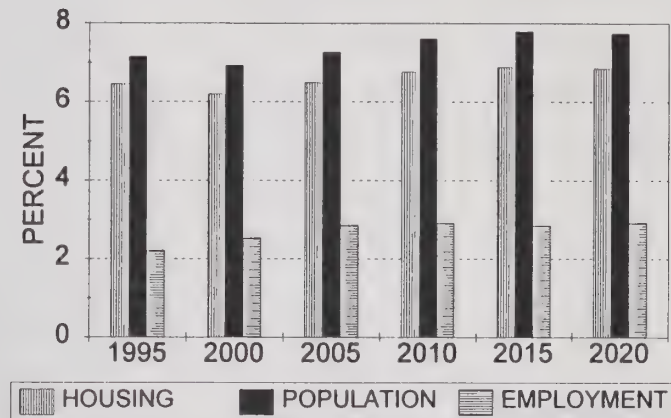
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 5,044 | 4,437 | 304 | 303 | 14,302 | 14,247 | 55 | 1,742 | 518 | 1,224 |
| 2000 | 5,738 | 4,993 | 438 | 307 | 16,499 | 16,444 | 55 | 2,482 | 782 | 1,700 |
| 2005 | 6,960 | 6,179 | 468 | 313 | 19,986 | 19,931 | 55 | 3,184 | 1,063 | 2,121 |
| 2010 | 8,643 | 7,847 | 477 | 319 | 25,150 | 25,095 | 55 | 3,817 | 1,244 | 2,573 |
| 2015 | 9,730 | 8,929 | 483 | 318 | 28,423 | 28,368 | 55 | 4,227 | 1,340 | 2,887 |
| 2020 | 10,223 | 9,415 | 489 | 319 | 29,679 | 29,624 | 55 | 4,988 | 1,783 | 3,205 |












Regional Analysis District - 78

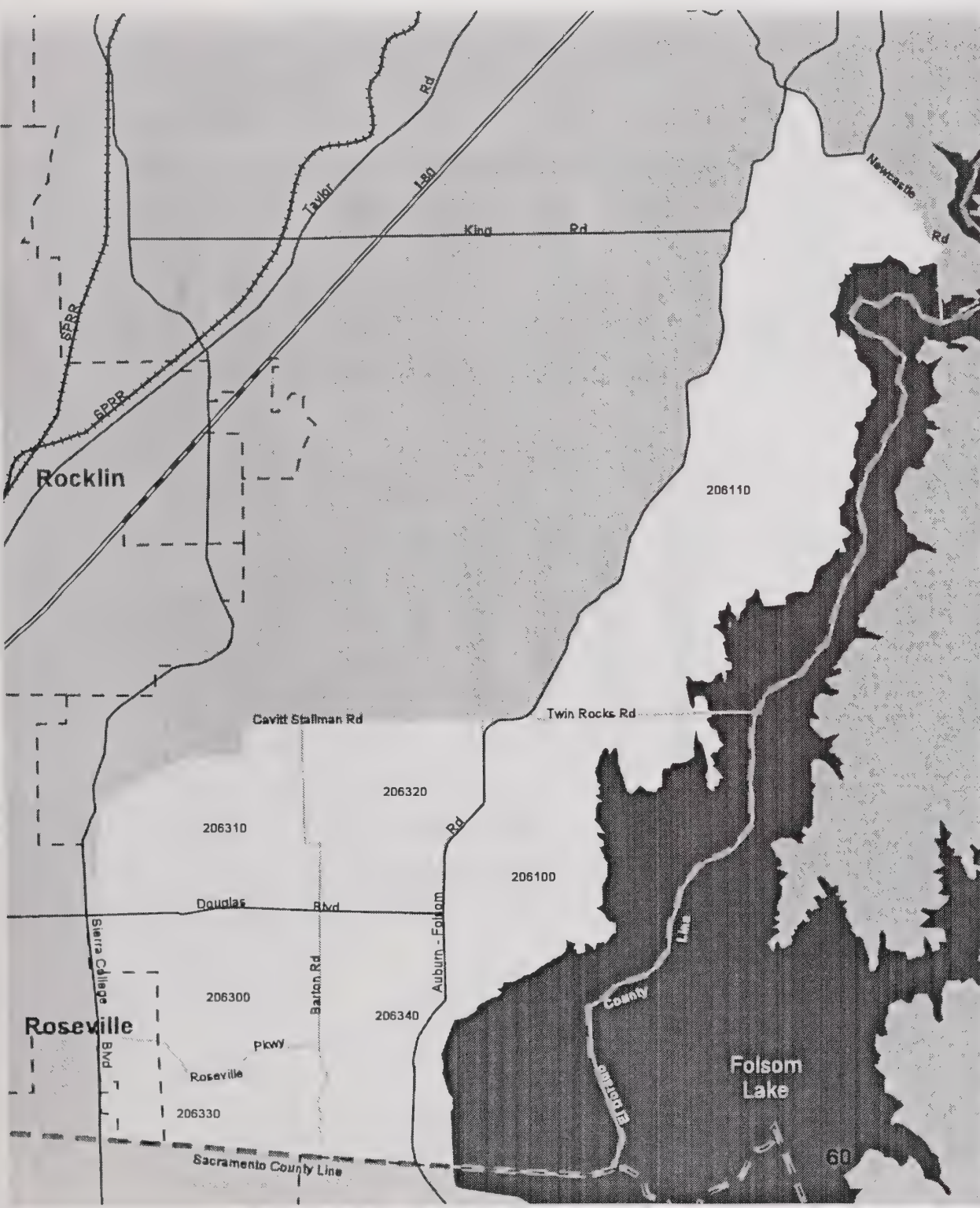
Granite Bay

*Placer
County*



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

1 0 1 2 Miles

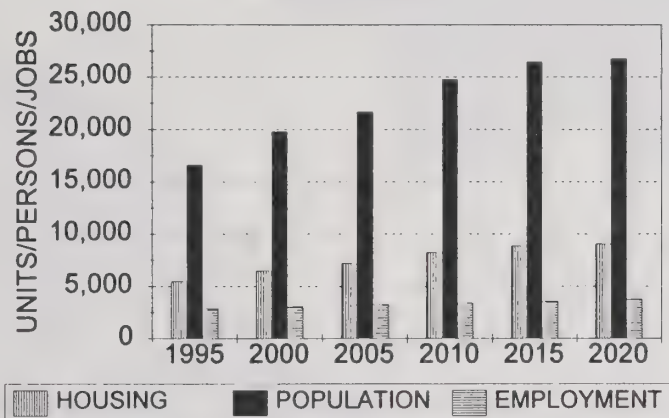


REGIONAL ANALYSIS DISTRICT 78

GRANITE BAY

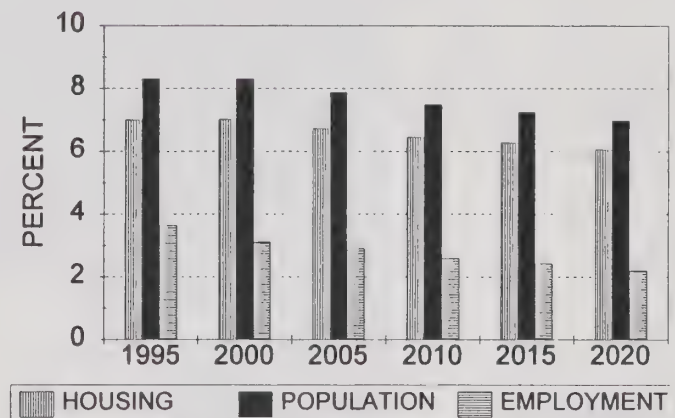
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 5,467 | 5,146 | 53 | 268 | 16,598 | 16,475 | 123 | 2,859 | 1,156 | 1,703 |
| 2000 | 6,502 | 6,133 | 90 | 279 | 19,765 | 19,642 | 123 | 3,054 | 1,248 | 1,806 |
| 2005 | 7,214 | 6,840 | 90 | 284 | 21,686 | 21,563 | 123 | 3,227 | 1,340 | 1,887 |
| 2010 | 8,228 | 7,759 | 179 | 290 | 24,771 | 24,648 | 123 | 3,400 | 1,432 | 1,968 |
| 2015 | 8,854 | 8,378 | 179 | 297 | 26,425 | 26,302 | 123 | 3,580 | 1,526 | 2,054 |
| 2020 | 9,038 | 8,554 | 179 | 305 | 26,746 | 26,623 | 123 | 3,753 | 1,620 | 2,133 |












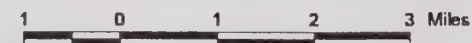
Regional Analysis District - 79

Foresthill

Placer County

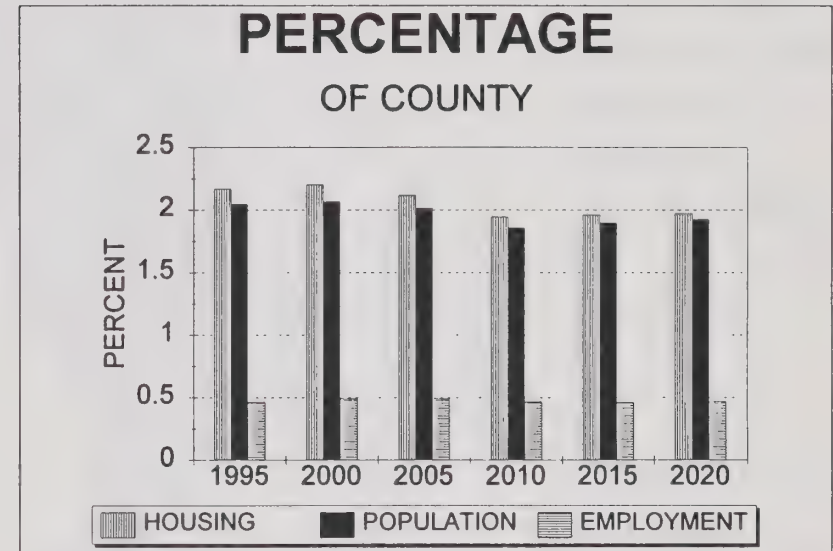
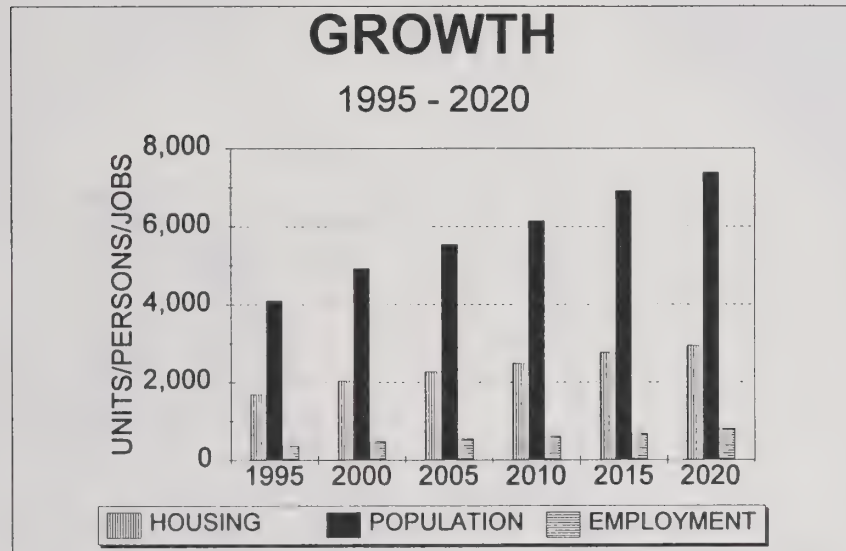


-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions



REGIONAL ANALYSIS DISTRICT 79

FORESTHILL



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,695 | 1,443 | 2 | 250 | 4,094 | 4,094 | 0 | 364 | 108 | 256 |
| 2000 | 2,042 | 1,695 | 60 | 287 | 4,922 | 4,922 | 0 | 480 | 208 | 272 |
| 2005 | 2,272 | 1,915 | 62 | 295 | 5,539 | 5,539 | 0 | 545 | 260 | 285 |
| 2010 | 2,483 | 2,118 | 62 | 303 | 6,149 | 6,149 | 0 | 612 | 312 | 300 |
| 2015 | 2,769 | 2,394 | 62 | 313 | 6,919 | 6,919 | 0 | 683 | 370 | 313 |
| 2020 | 2,942 | 2,557 | 62 | 323 | 7,379 | 7,379 | 0 | 801 | 370 | 431 |



Regional Analysis District - 80

Colfax

Note: Regional Analysis District
does not match city limits

Placer County



Minor Zone Boundary

City Limit Line

County Lines

Interstates and Highways

Other Major Roads

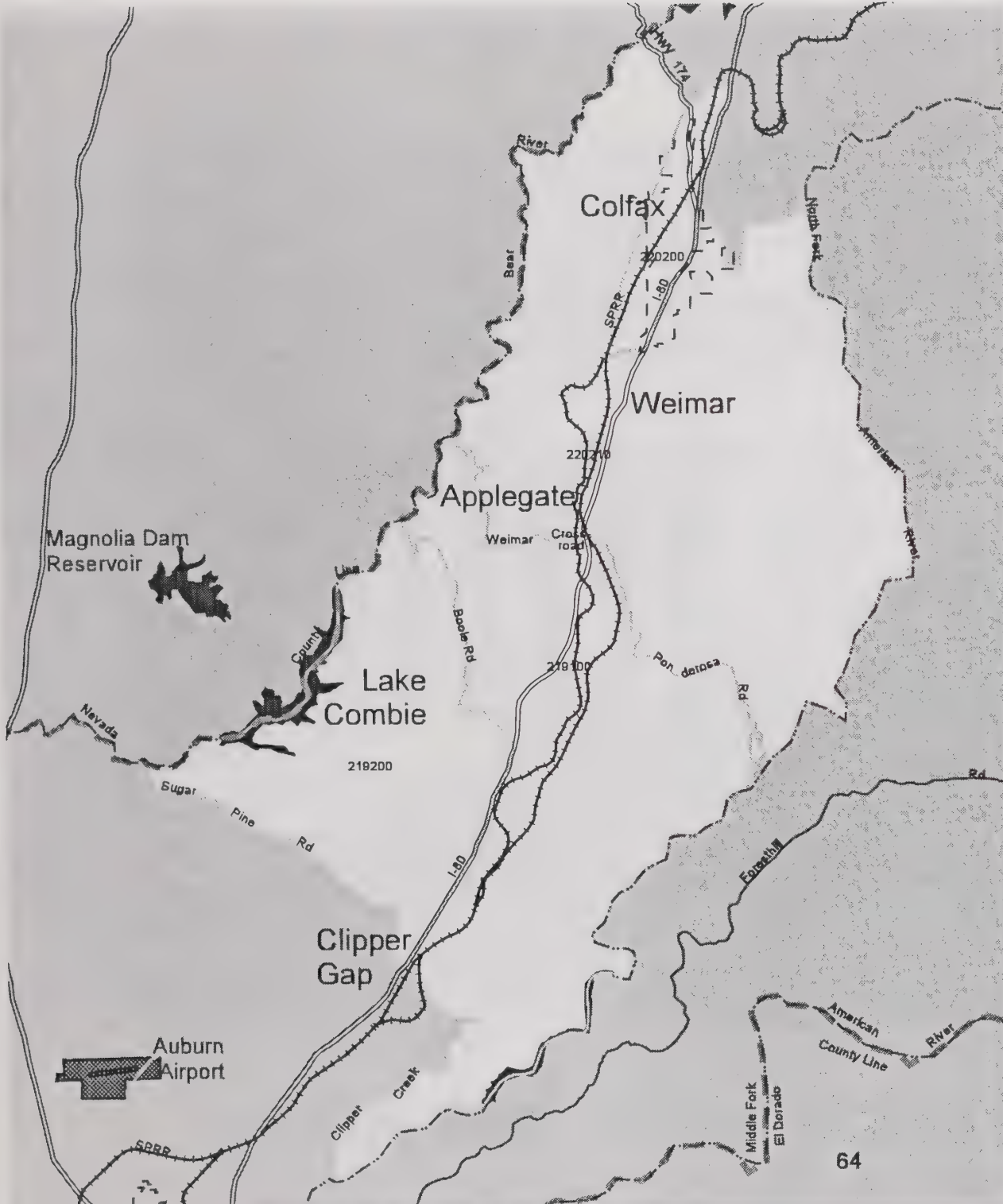
Water Features

Railroads

Airports and Military Bases

Schools & Institutions

1 0 1 2 Miles

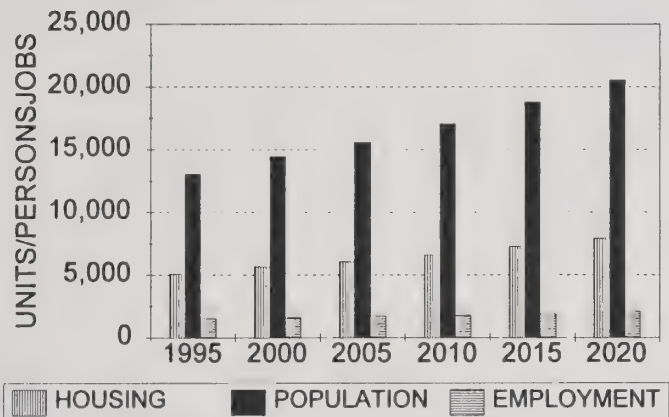


REGIONAL ANALYSIS DISTRICT 80

COLFAX

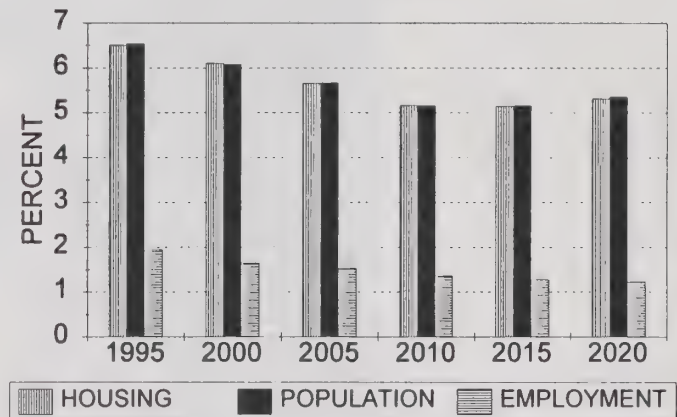
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 5,086 | 4,266 | 297 | 523 | 13,068 | 12,932 | 136 | 1,526 | 532 | 994 |
| 2000 | 5,652 | 4,761 | 321 | 570 | 14,468 | 14,332 | 136 | 1,619 | 591 | 1,028 |
| 2005 | 6,071 | 5,125 | 341 | 605 | 15,592 | 15,456 | 136 | 1,706 | 646 | 1,060 |
| 2010 | 6,598 | 5,585 | 363 | 650 | 17,046 | 16,910 | 136 | 1,793 | 706 | 1,087 |
| 2015 | 7,271 | 6,206 | 388 | 677 | 18,810 | 18,674 | 136 | 1,894 | 765 | 1,129 |
| 2020 | 7,931 | 6,827 | 418 | 686 | 20,531 | 20,395 | 136 | 2,103 | 838 | 1,265 |












Regional Analysis District - 81

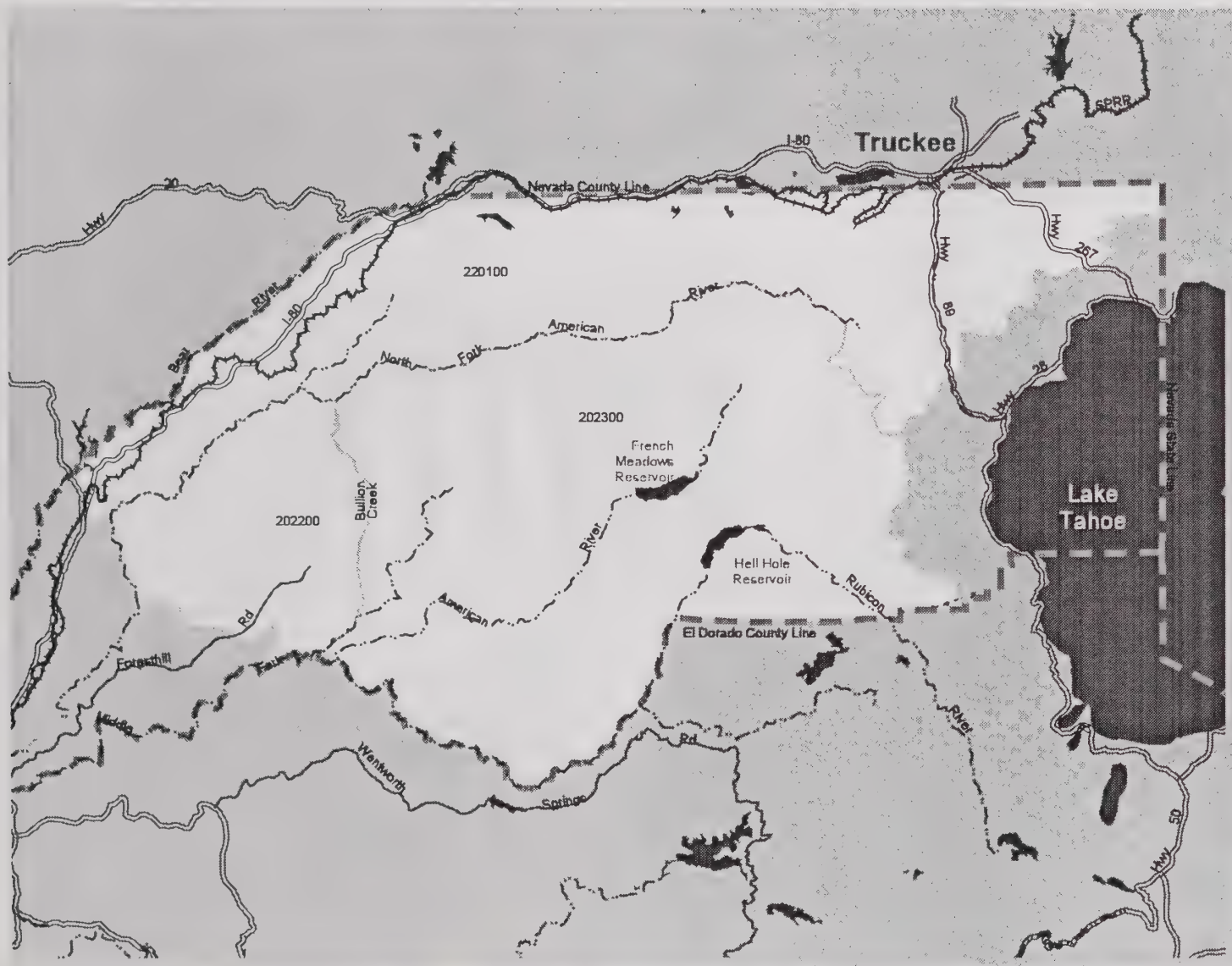
Placer High Country

Placer County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

5 0 5 10 Miles



REGIONAL ANALYSIS DISTRICT 81

PLACER HIGH COUNTRY

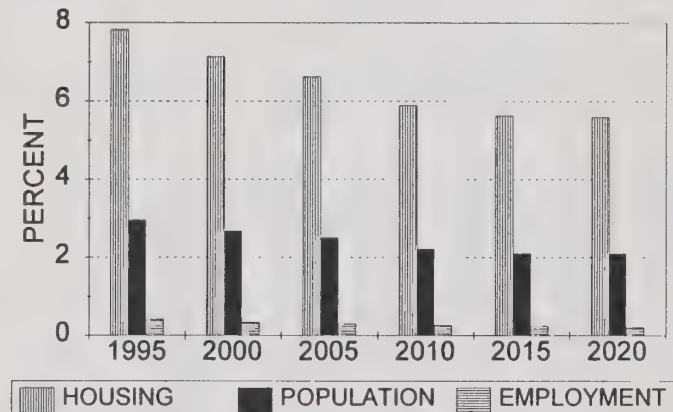
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY

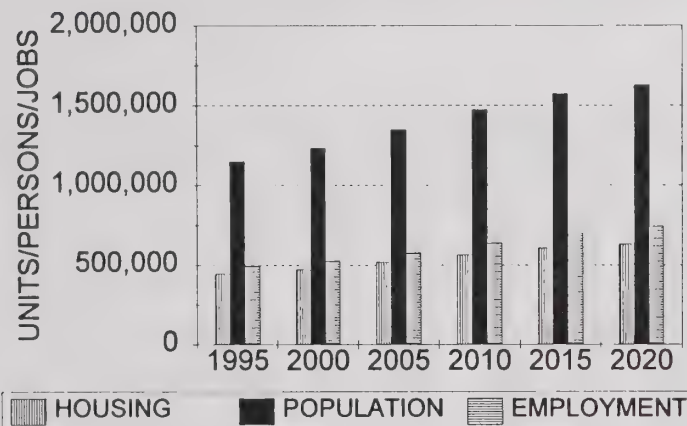


| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 6,121 | 5,305 | 411 | 405 | 5,914 | 5,893 | 21 | 325 | 68 | 257 |
| 2000 | 6,614 | 5,732 | 459 | 423 | 6,369 | 6,348 | 21 | 331 | 70 | 261 |
| 2005 | 7,104 | 6,152 | 509 | 443 | 6,886 | 6,865 | 21 | 337 | 70 | 267 |
| 2010 | 7,519 | 6,507 | 549 | 463 | 7,329 | 7,308 | 21 | 344 | 71 | 273 |
| 2015 | 7,945 | 6,872 | 589 | 484 | 7,658 | 7,637 | 21 | 350 | 71 | 279 |
| 2020 | 8,341 | 7,222 | 614 | 505 | 8,040 | 8,019 | 21 | 357 | 72 | 285 |

SACRAMENTO COUNTY

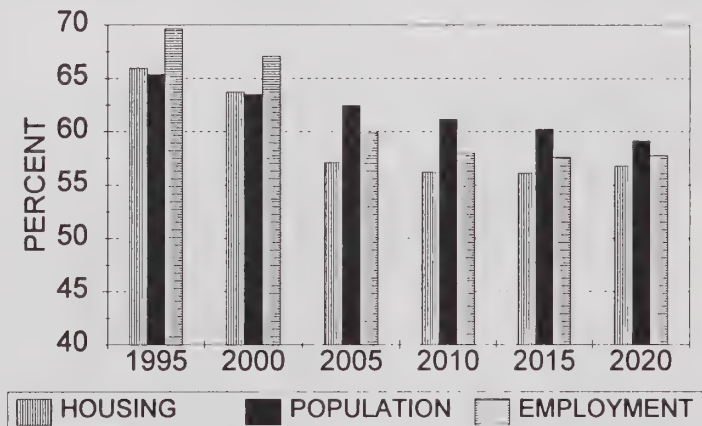
GROWTH

1995 - 2020



PERCENTAGE

OF REGION



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 446,089 | 291,173 | 140,011 | 14,905 | 1,149,200 | 1,127,413 | 21,787 | 494,339 | 94,923 | 399,416 |
| 2000 | 473,117 | 309,251 | 148,773 | 15,093 | 1,232,886 | 1,208,425 | 24,461 | 528,104 | 102,464 | 425,640 |
| 2005 | 517,960 | 335,715 | 167,006 | 15,239 | 1,347,457 | 1,321,623 | 25,834 | 577,290 | 112,258 | 465,032 |
| 2010 | 563,999 | 361,832 | 186,755 | 15,412 | 1,471,993 | 1,444,668 | 27,325 | 636,888 | 123,323 | 513,565 |
| 2015 | 605,223 | 385,839 | 203,915 | 15,469 | 1,572,284 | 1,544,642 | 27,642 | 696,850 | 133,398 | 563,452 |
| 2020 | 630,408 | 400,486 | 214,419 | 15,503 | 1,627,456 | 1,599,789 | 27,667 | 742,781 | 141,021 | 601,760 |

Population in Sacramento County is expected to increase from 1,149,200 in 1995 to 1,627,456 in 2020, an increase of 478,256 or 41.6 percent. This is the largest population growth of any of the counties in the region and accounts for 48.1 percent of all population growth expected during the 25 year period.

The largest increases in population within the county are expected in the southern part, accounting for 60.3 percent of the increase. Franklin-Laguna is expected to increase by 92,116, Vineyard by 51,734, Cosumnes by 51,526, Elk Grove by 36,301, and South Sacramento by 32,601. The largest growth in the northern part of the county is expected in North Natomas, growing from 670 in 1995 to 42,028 in 2020. This is by far the largest percentage increase during the period. Following North Natomas in growth in the north will be South Natomas, increasing by 25,142, and Antelope adding 16,571.

The number of housing units is predicted to increase from 446,089 to 630,408 during the 1995-2020 period. The largest increases will come in the same areas expecting large population growth. Franklin-Laguna is expected to add 33,968 units, Vineyard 19,924, Cosumnes 18,999, Elk Grove 14,433, North Natomas 15,975 and South Natomas 9,870. Like population, most housing growth, 74.8 percent, is expected in the southern part of the county.

Employment is expected to increase from 494,339 in 1995 to 742,781 in 2020. The largest increases are expected in Downtown, with an increase of 44,934 and Rancho Cordova with an increase of 42,910. Other areas experiencing significant job growth are South Natomas with 22,009, South Sacramento at 20,971, Franklin-Laguna at 18,159 and Folsom with 17,946. Like population and housing, most job growth, 78.2 percent, is expected in the southern part of the county.

NORTHERN SACRAMENTO COUNTY POPULATION

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|-----------|-----------|-----------|-----------|-----------|-----------|-------------------------|---------------------|
| RAD 1 - NORTH NATOMAS | 670 | 4,572 | 17,361 | 30,574 | 38,848 | 42,028 | 41,358 | 6,172.8 |
| RAD 2 - RIO LINDA - ELVERTA | 19,417 | 20,718 | 22,083 | 23,665 | 25,472 | 27,180 | 7,763 | 40.0 |
| RAD 3 - NORTH HIGHLANDS | 74,843 | 76,289 | 76,583 | 77,104 | 76,756 | 76,782 | 1,939 | 2.6 |
| RAD 4 - CITRUS HEIGHTS | 102,091 | 103,937 | 104,850 | 106,454 | 107,557 | 108,070 | 5,979 | 5.9 |
| RAD 5 - ORANGEVALE | 28,869 | 29,750 | 30,456 | 31,540 | 31,897 | 32,094 | 3,225 | 11.2 |
| RAD 7 - SOUTH NATOMAS | 37,959 | 40,382 | 47,022 | 55,268 | 59,762 | 63,101 | 25,142 | 66.2 |
| RAD 8 - NORTH SACRAMENTO | 59,667 | 61,588 | 62,591 | 64,649 | 67,172 | 67,729 | 8,062 | 13.5 |
| RAD 9 - ARDEN ARCADE | 95,678 | 96,699 | 96,576 | 97,105 | 97,094 | 97,159 | 1,481 | 1.5 |
| RAD 10 - CARMICHAEL | 50,080 | 51,093 | 51,472 | 52,114 | 52,272 | 52,286 | 2,206 | 4.4 |
| RAD 11 - FAIR OAKS | 32,339 | 33,204 | 33,958 | 34,947 | 35,153 | 35,286 | 2,947 | 9.1 |
| RAD 25 - ANTELOPE | 27,192 | 32,788 | 37,999 | 40,904 | 44,077 | 43,763 | 16,571 | 60.9 |
| NORTHERN COUNTY TOTAL | 528,805 | 551,020 | 580,951 | 614,324 | 636,060 | 645,478 | 116,673 | 22.1 |
| SOUTHERN COUNTY TOTAL | 620,395 | 681,866 | 766,506 | 857,669 | 936,224 | 981,978 | 361,583 | 58.3 |
| COUNTY TOTAL | 1,149,200 | 1,232,886 | 1,347,457 | 1,471,993 | 1,572,284 | 1,627,456 | 478,256 | 41.6 |

SOUTHERN SACRAMENTO COUNTY POPULATION

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|--|-----------|-----------|-----------|-----------|-----------|-----------|-------------------------|---------------------|
| RAD 6 - FOLSOM | 40,850 | 51,085 | 59,798 | 67,993 | 74,664 | 75,195 | 34,345 | 84.1 |
| RAD 12 - RANCHO CORDOVA | 97,712 | 100,877 | 100,942 | 101,604 | 101,974 | 102,141 | 4,429 | 4.5 |
| RAD 13 - DOWNTOWN | 34,266 | 35,486 | 39,156 | 43,127 | 46,965 | 48,539 | 14,273 | 41.7 |
| RAD 14 - LAND PARK - POCKET - MEADOWVIEW | 115,347 | 118,533 | 121,317 | 125,419 | 131,699 | 132,518 | 17,171 | 14.9 |
| RAD 15 - EAST SACRAMENTO | 78,211 | 78,999 | 78,738 | 79,119 | 79,213 | 79,051 | 840 | 1.1 |
| RAD 16 - SOUTH SACRAMENTO | 149,729 | 156,467 | 164,288 | 171,425 | 178,631 | 182,330 | 32,601 | 21.8 |
| RAD 17 - VINEYARD | 8,821 | 13,867 | 29,862 | 47,182 | 57,689 | 60,555 | 51,734 | 586.5 |
| RAD 18 - FRANKLIN - LAGUNA | 30,646 | 50,477 | 81,745 | 113,080 | 120,939 | 122,762 | 92,116 | 300.6 |
| RAD 19 - ELK GROVE | 27,573 | 31,862 | 39,537 | 48,783 | 57,797 | 63,874 | 36,301 | 131.7 |
| RAD 20 - DELTA | 5,717 | 5,994 | 6,230 | 6,520 | 6,787 | 7,037 | 1,320 | 23.1 |
| RAD 21 - GALT | 17,007 | 21,231 | 25,419 | 28,504 | 31,074 | 32,908 | 15,901 | 93.5 |
| RAD 22 - COSUMNES | 6,085 | 6,718 | 7,406 | 11,014 | 32,871 | 57,611 | 51,526 | 846.8 |
| RAD 23 - SOUTHEAST COUNTY | 5,055 | 5,414 | 5,730 | 6,106 | 6,257 | 6,422 | 1,367 | 27.0 |
| RAD 24 - RANCHO MURIETA | 3,376 | 4,856 | 6,338 | 7,793 | 9,664 | 11,035 | 7,659 | 226.9 |
| SOUTHERN COUNTY TOTAL | 620,395 | 681,866 | 766,506 | 857,669 | 936,224 | 981,978 | 361,583 | 58.3 |
| NORTHERN COUNTY TOTAL | 528,805 | 551,020 | 580,951 | 614,324 | 636,060 | 645,478 | 116,673 | 22.1 |
| COUNTY TOTAL | 1,149,200 | 1,232,886 | 1,347,457 | 1,471,993 | 1,572,284 | 1,627,456 | 478,256 | 41.6 |

NORTHERN SACRAMENTO COUNTY HOUSING UNITS

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|---------|---------|---------|---------|---------|---------|-------------------------|---------------------|
| RAD 1 - NORTH NATOMAS | 281 | 1,818 | 6,560 | 11,052 | 14,503 | 16,256 | 15,975 | 5,685.1 |
| RAD 2 - RIO LINDA - ELVERTA | 6,408 | 6,833 | 7,388 | 7,972 | 8,694 | 9,406 | 2,998 | 46.8 |
| RAD 3 - NORTH HIGHLANDS | 28,486 | 28,827 | 29,126 | 29,340 | 29,458 | 29,528 | 1,042 | 3.7 |
| RAD 4 - CITRUS HEIGHTS | 40,933 | 41,324 | 42,020 | 42,699 | 43,442 | 43,761 | 2,828 | 6.9 |
| RAD 5 - ORANGEVALE | 10,543 | 10,723 | 11,021 | 11,420 | 11,632 | 11,779 | 1,236 | 11.7 |
| RAD 7 - SOUTH NATOMAS | 15,812 | 16,582 | 19,184 | 22,188 | 24,118 | 25,682 | 9,870 | 62.4 |
| RAD 8 - NORTH SACRAMENTO | 22,346 | 22,931 | 23,441 | 24,138 | 25,283 | 25,724 | 3,378 | 15.1 |
| RAD 9 - ARDEN ARCADE | 45,788 | 45,887 | 46,046 | 46,206 | 46,356 | 46,415 | 627 | 1.4 |
| RAD 10 - CARMICHAEL | 20,674 | 20,862 | 21,042 | 21,209 | 21,325 | 21,411 | 737 | 3.6 |
| RAD 11 - FAIR OAKS | 12,802 | 12,999 | 13,312 | 13,683 | 13,782 | 13,879 | 1,077 | 8.4 |
| RAD 25 - ANTELOPE | 9,652 | 11,568 | 13,612 | 14,980 | 16,359 | 16,359 | 6,707 | 69.5 |
| NORTHERN COUNTY TOTAL | 213,725 | 220,354 | 232,752 | 244,887 | 254,952 | 260,200 | 46,475 | 21.7 |
| SOUTHERN COUNTY TOTAL | 232,364 | 252,763 | 285,208 | 319,112 | 350,271 | 370,208 | 137,844 | 59.3 |
| COUNTY TOTAL | 446,089 | 473,117 | 517,960 | 563,999 | 605,223 | 630,408 | 184,319 | 41.3 |

SOUTHERN SACRAMENTO COUNTY HOUSING UNITS

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|--|---------|---------|---------|---------|---------|---------|-------------------------|---------------------|
| RAD 6 - FOLSOM | 13,175 | 16,624 | 20,082 | 23,187 | 25,879 | 26,299 | 13,124 | 99.6 |
| RAD 12 - RANCHO CORDOVA | 37,615 | 38,418 | 38,658 | 38,905 | 39,225 | 39,489 | 1,874 | 5.0 |
| RAD 13 - DOWNTOWN | 18,527 | 19,101 | 21,014 | 22,960 | 24,914 | 25,773 | 7,246 | 39.1 |
| RAD 14 - LAND PARK - POCKET - MEADOWVIEW | 44,027 | 45,040 | 46,057 | 47,346 | 49,350 | 49,804 | 5,777 | 13.1 |
| RAD 15 - EAST SACRAMENTO | 32,130 | 32,261 | 32,354 | 32,496 | 32,719 | 32,773 | 643 | 2.0 |
| RAD 16 - SOUTH SACRAMENTO | 51,786 | 53,831 | 56,938 | 59,629 | 62,601 | 64,369 | 12,583 | 24.3 |
| RAD 17 - VINEYARD | 3,114 | 4,892 | 10,661 | 16,999 | 21,101 | 22,408 | 19,294 | 619.6 |
| RAD 18 - FRANKLIN - LAGUNA | 9,745 | 16,348 | 27,476 | 38,806 | 42,264 | 43,713 | 33,968 | 348.6 |
| RAD 19 - ELK GROVE | 9,196 | 10,811 | 13,945 | 17,572 | 21,087 | 23,629 | 14,433 | 156.9 |
| RAD 20 - DELTA | 2,359 | 2,450 | 2,562 | 2,681 | 2,799 | 2,906 | 547 | 23.2 |
| RAD 21 - GALT | 5,621 | 7,036 | 8,544 | 9,589 | 10,561 | 11,323 | 5,702 | 101.4 |
| RAD 22 - COSUMNES | 2,028 | 2,207 | 2,433 | 3,725 | 11,711 | 21,027 | 18,999 | 936.8 |
| RAD 23 - SOUTHEAST COUNTY | 1,645 | 1,745 | 1,855 | 1,976 | 2,041 | 2,106 | 461 | 28.0 |
| RAD 24 - RANCHO MURIETA | 1,396 | 1,999 | 2,629 | 3,241 | 4,019 | 4,589 | 3,193 | 228.7 |
| SOUTHERN COUNTY TOTAL | 232,364 | 252,763 | 285,208 | 319,112 | 350,271 | 370,208 | 137,844 | 59.3 |
| NORTHERN COUNTY TOTAL | 213,725 | 220,354 | 232,752 | 244,887 | 254,952 | 260,200 | 46,475 | 21.7 |
| COUNTY TOTAL | 446,089 | 473,117 | 517,960 | 563,999 | 605,223 | 630,408 | 184,319 | 41.3 |

NORTHERN SACRAMENTO COUNTY EMPLOYMENT

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|---------|---------|---------|---------|---------|---------|-------------------------|---------------------|
| RAD 1 - NORTH NATOMAS | 3,400 | 3,747 | 6,220 | 9,018 | 13,342 | 14,754 | 11,354 | 333.9 |
| RAD 2 - RIO LINDA - ELVERTA | 2,179 | 2,484 | 2,787 | 3,194 | 3,890 | 4,362 | 2,183 | 100.2 |
| RAD 3 - NORTH HIGHLANDS | 35,812 | 30,992 | 31,540 | 32,107 | 32,718 | 33,217 | -2,595 | -7.2 |
| RAD 4 - CITRUS HEIGHTS | 21,481 | 21,919 | 22,437 | 26,571 | 27,879 | 28,562 | 7,081 | 33.0 |
| RAD 5 - ORANGEVALE | 4,699 | 4,730 | 4,762 | 4,796 | 4,834 | 4,869 | 170 | 3.6 |
| RAD 7 - SOUTH NATOMAS | 18,616 | 22,161 | 26,252 | 31,496 | 37,225 | 40,625 | 22,009 | 118.2 |
| RAD 8 - NORTH SACRAMENTO | 33,211 | 34,257 | 35,491 | 38,727 | 42,306 | 43,389 | 10,178 | 30.6 |
| RAD 9 - ARDEN ARCADE | 49,701 | 49,844 | 50,085 | 50,343 | 50,631 | 50,917 | 1,216 | 2.4 |
| RAD 10 - CARMICHAEL | 10,047 | 10,124 | 10,232 | 10,344 | 10,452 | 10,553 | 506 | 5.0 |
| RAD 11 - FAIR OAKS | 5,390 | 5,401 | 5,441 | 5,481 | 5,504 | 5,528 | 138 | 2.6 |
| RAD 25 - ANTELOPE | 1,388 | 1,611 | 2,019 | 2,364 | 2,877 | 3,201 | 1,813 | 130.6 |
| NORTHERN COUNTY TOTAL | 185,924 | 187,270 | 197,266 | 214,441 | 231,658 | 239,977 | 54,053 | 29.1 |
| SOUTHERN COUNTY TOTAL | 308,415 | 340,834 | 380,024 | 422,447 | 465,192 | 502,804 | 194,389 | 63.0 |
| COUNTY TOTAL | 494,339 | 528,104 | 577,290 | 636,888 | 696,850 | 742,781 | 248,442 | 50.3 |

SOUTHERN SACRAMENTO COUNTY EMPLOYMENT

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|--|---------|---------|---------|---------|---------|---------|-------------------------|---------------------|
| RAD 6 - FOLSOM | 14,281 | 18,658 | 21,883 | 25,424 | 28,827 | 32,227 | 17,946 | 125.7 |
| RAD 12 - RANCHO CORDOVA | 65,169 | 73,839 | 82,265 | 90,747 | 99,517 | 108,079 | 42,910 | 65.8 |
| RAD 13 - DOWNTOWN | 96,731 | 102,930 | 112,616 | 123,127 | 133,856 | 141,665 | 44,934 | 46.5 |
| RAD 14 - LAND PARK - POCKET - MEADOWVIEW | 27,142 | 27,885 | 28,389 | 30,828 | 32,924 | 33,455 | 6,313 | 23.3 |
| RAD 15 - EAST SACRAMENTO | 51,409 | 54,654 | 57,548 | 59,477 | 62,540 | 65,632 | 14,223 | 27.7 |
| RAD 16 - SOUTH SACRAMENTO | 38,281 | 42,741 | 47,497 | 51,789 | 55,863 | 59,252 | 20,971 | 54.8 |
| RAD 17 - VINEYARD | 1,142 | 2,570 | 4,573 | 7,113 | 10,222 | 13,147 | 12,005 | 1,051.2 |
| RAD 18 - FRANKLIN - LAGUNA | 3,669 | 5,187 | 9,974 | 14,639 | 18,208 | 21,828 | 18,159 | 494.9 |
| RAD 19 - ELK GROVE | 4,695 | 5,768 | 7,622 | 9,765 | 11,431 | 13,030 | 8,335 | 177.5 |
| RAD 20 - DELTA | 1,805 | 1,850 | 2,102 | 2,383 | 2,676 | 2,968 | 1,163 | 64.4 |
| RAD 21 - GALT | 2,635 | 3,252 | 3,953 | 4,968 | 5,886 | 6,818 | 4,183 | 158.7 |
| RAD 22 - COSUMNES | 883 | 915 | 1,012 | 1,588 | 2,636 | 4,090 | 3,207 | 363.2 |
| RAD 23 - SOUTHEAST COUNTY | 447 | 459 | 464 | 473 | 480 | 487 | 40 | 8.9 |
| RAD 24 - RANCHO MURIETA | 126 | 126 | 126 | 126 | 126 | 126 | 0 | 0.0 |
| SOUTHERN COUNTY TOTAL | 308,415 | 340,834 | 380,024 | 422,447 | 465,192 | 502,804 | 194,389 | 63.0 |
| NORTHERN COUNTY TOTAL | 185,924 | 187,270 | 197,266 | 214,441 | 231,658 | 239,977 | 54,053 | 29.1 |
| COUNTY TOTAL | 494,339 | 528,104 | 577,290 | 636,888 | 696,850 | 742,781 | 248,442 | 50.3 |

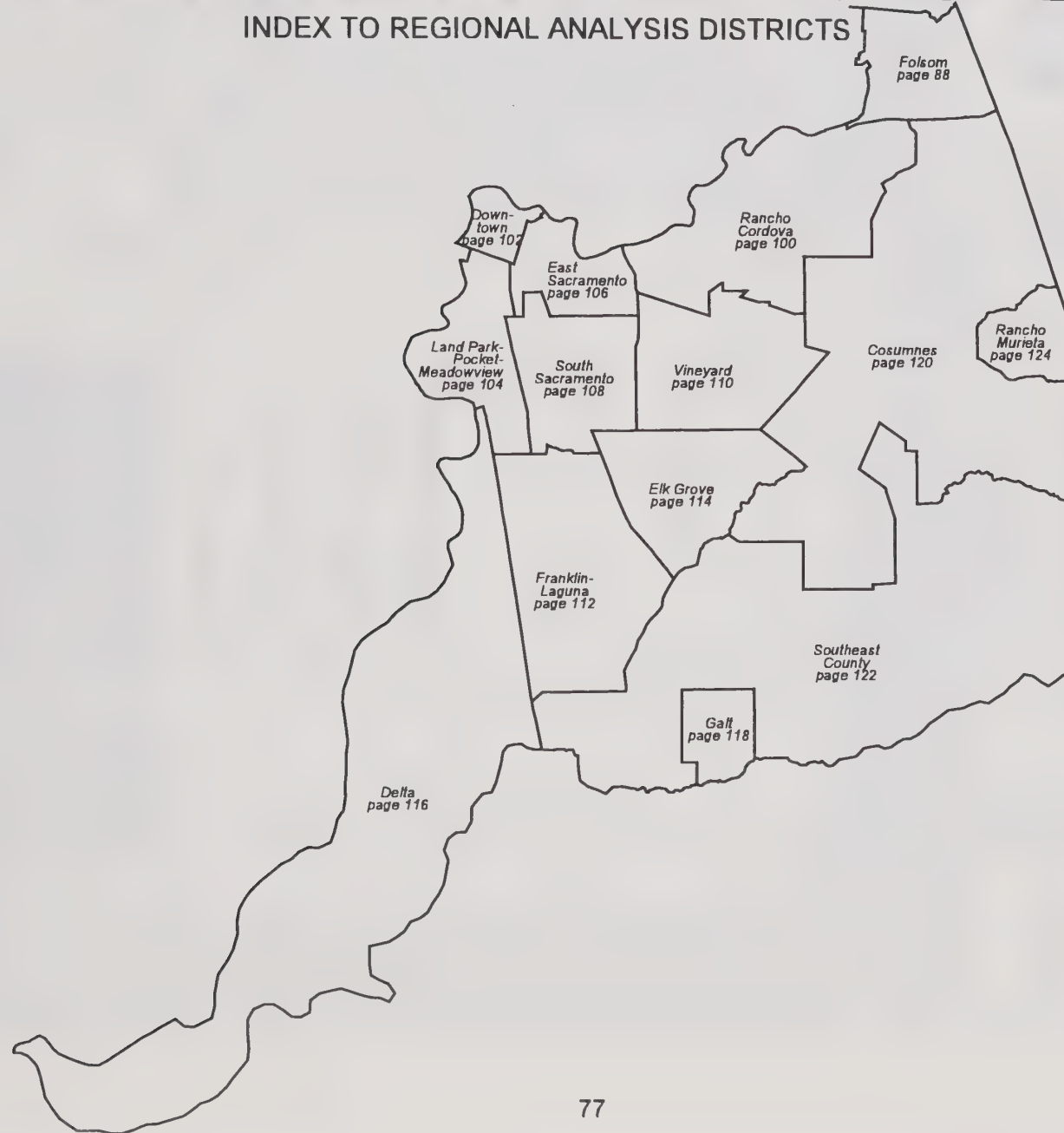
NORTHERN SACRAMENTO COUNTY

INDEX TO REGIONAL ANALYSIS DISTRICTS



SOUTHERN SACRAMENTO COUNTY

INDEX TO REGIONAL ANALYSIS DISTRICTS





Regional Analysis District - 1

North Natomas

Sacramento County



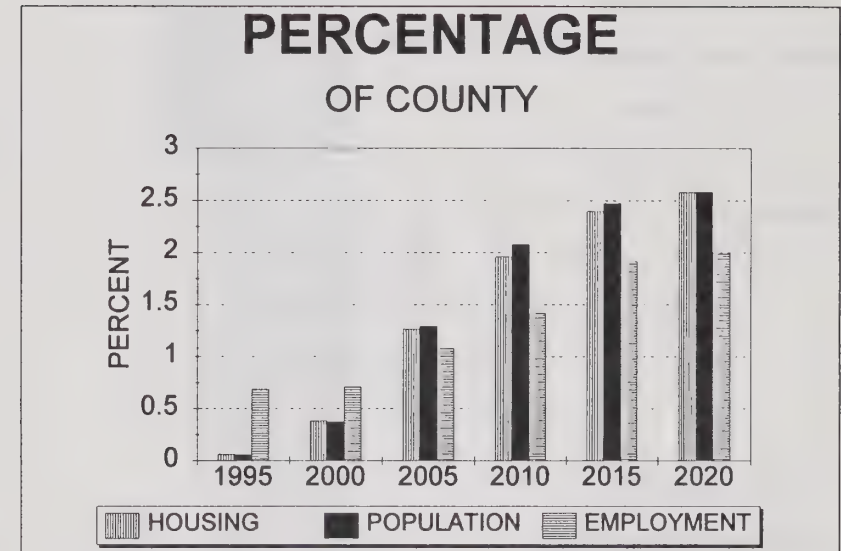
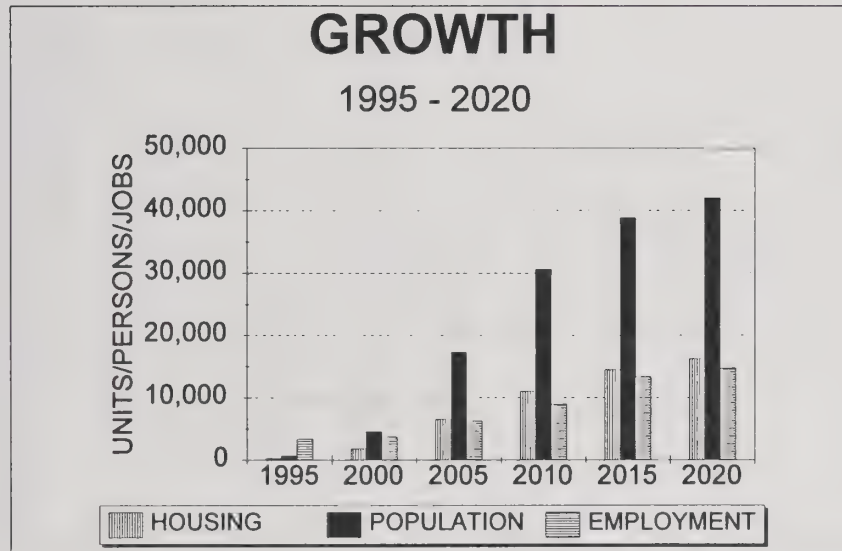
- Minor Zone Boundary
- City Limit Line
- County Lines
- Interstates and Highways
- Other Major Roads
- Water Features
- Railroads
- Airports and Military Bases
- Schools & Institutions

0.5 0 0.5 1 1.5 2 Miles



REGIONAL ANALYSIS DISTRICT 1

NORTH NATOMAS



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 281 | 260 | 6 | 15 | 670 | 670 | 0 | 3,400 | 330 | 3,070 |
| 2000 | 1,818 | 1,244 | 556 | 18 | 4,572 | 4,572 | 0 | 3,747 | 404 | 3,343 |
| 2005 | 6,560 | 4,272 | 2,269 | 19 | 17,361 | 17,361 | 0 | 6,220 | 869 | 5,351 |
| 2010 | 11,052 | 7,124 | 3,906 | 22 | 30,574 | 30,574 | 0 | 9,018 | 1,465 | 7,553 |
| 2015 | 14,503 | 8,765 | 5,714 | 24 | 38,848 | 38,848 | 0 | 13,342 | 1,986 | 11,356 |
| 2020 | 16,256 | 8,780 | 7,452 | 24 | 42,028 | 42,028 | 0 | 14,754 | 2,180 | 12,574 |












Regional Analysis District - 2

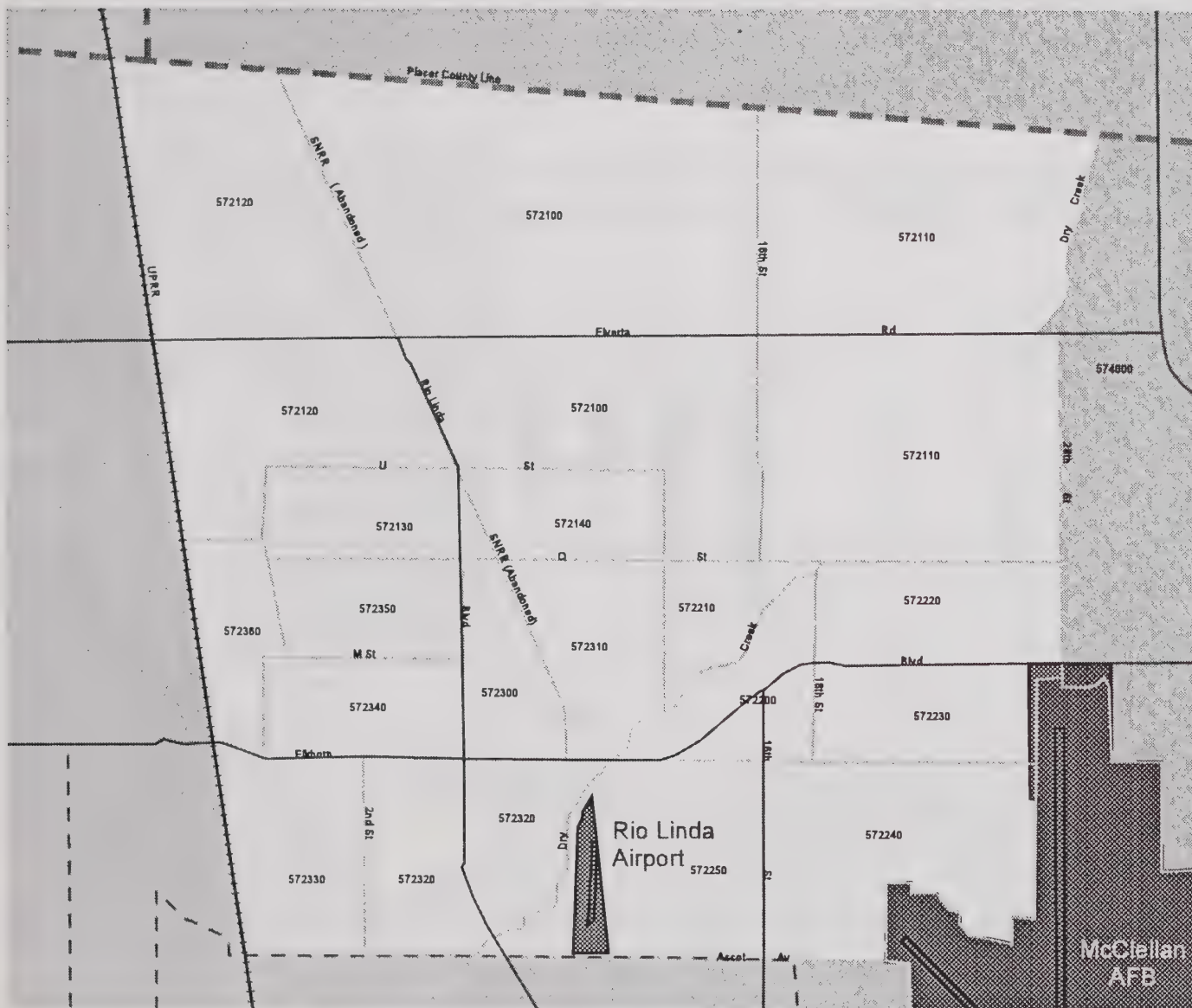
Rio Linda-Elverta

Sacramento County



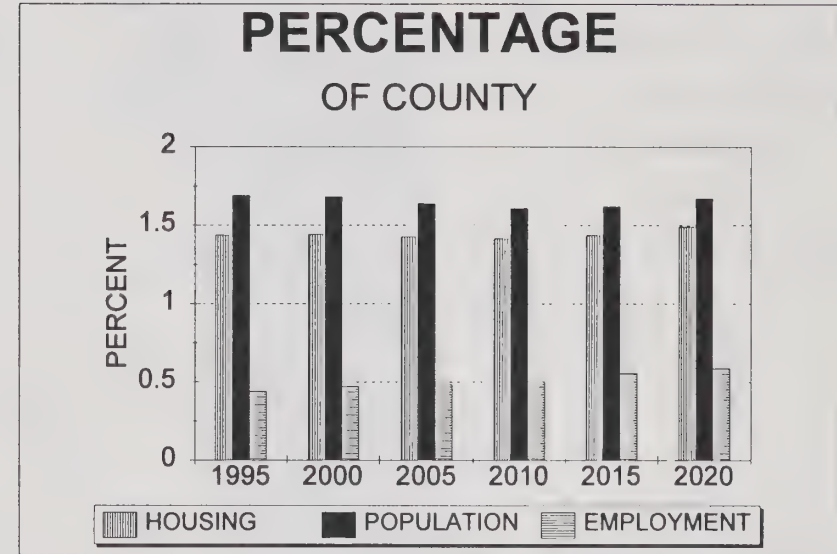
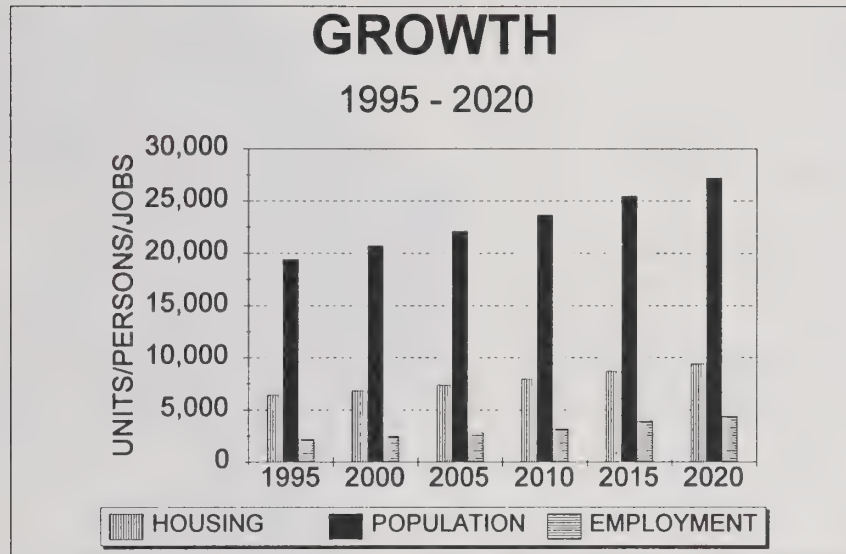
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles

REGIONAL ANALYSIS DISTRICT 2

RIO LINDA - ELVERTA



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 6,408 | 5,818 | 334 | 256 | 19,417 | 19,363 | 54 | 2,179 | 433 | 1,746 |
| 2000 | 6,833 | 6,193 | 379 | 261 | 20,718 | 20,643 | 75 | 2,484 | 447 | 2,037 |
| 2005 | 7,388 | 6,657 | 463 | 268 | 22,083 | 21,994 | 89 | 2,787 | 466 | 2,321 |
| 2010 | 7,972 | 7,129 | 566 | 277 | 23,665 | 23,560 | 105 | 3,194 | 489 | 2,705 |
| 2015 | 8,694 | 7,756 | 654 | 284 | 25,472 | 25,367 | 105 | 3,890 | 519 | 3,371 |
| 2020 | 9,406 | 8,372 | 745 | 289 | 27,180 | 27,075 | 105 | 4,362 | 464 | 3,898 |



Regional Analysis District - 3

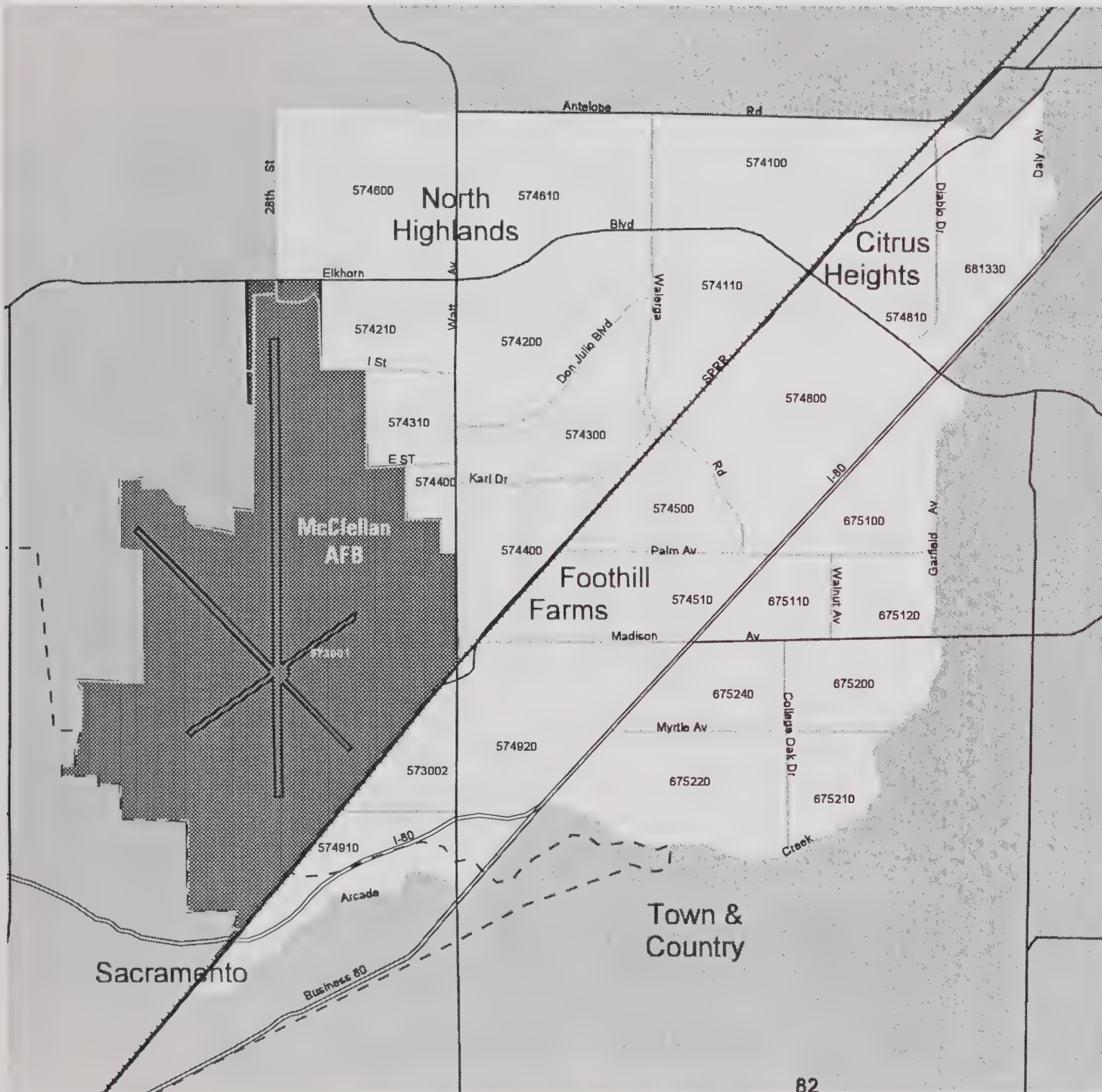
North Highlands

Sacramento County



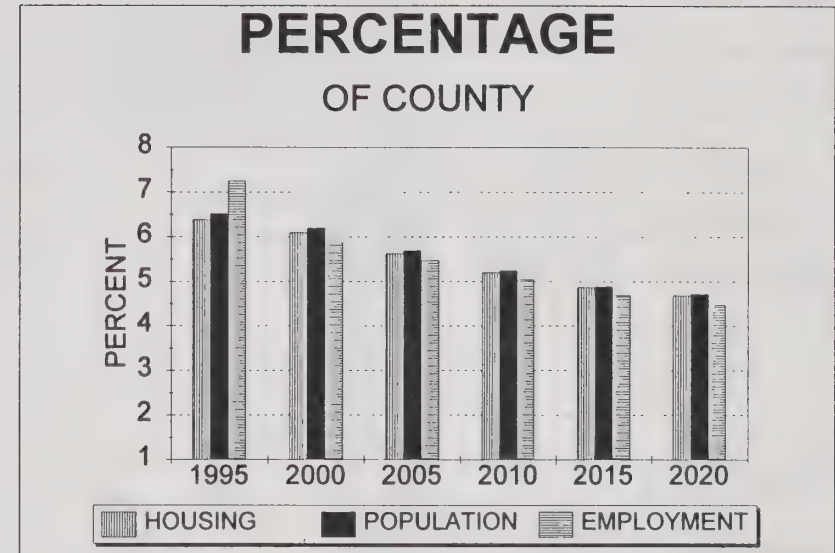
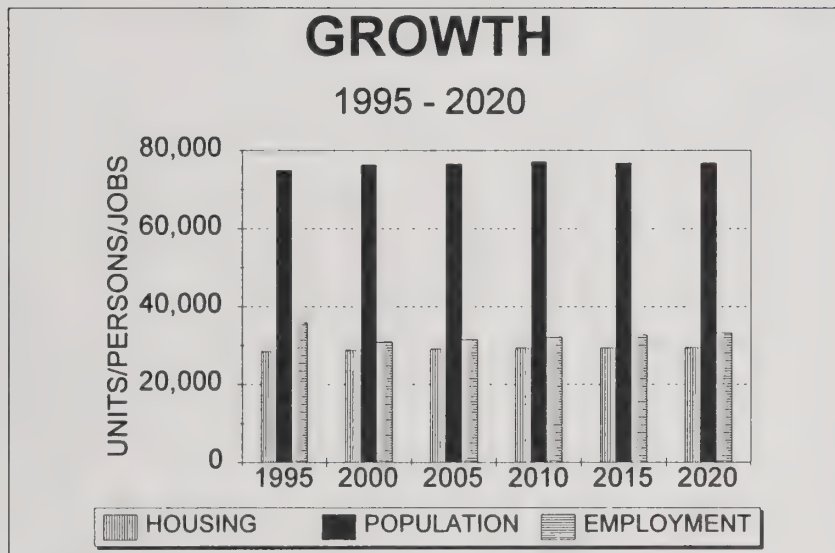
- Minor Zone Boundary
- City Limit Line
- County Lines
- Interstates and Highways
- Other Major Roads
- Water Features
- Railroads
- Airports and Military Bases
- Schools & Institutions

0.5 0 0.5 1 Miles



REGIONAL ANALYSIS DISTRICT 3

NORTH HIGHLANDS



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 28,486 | 16,976 | 9,927 | 1,583 | 74,843 | 73,998 | 845 | 35,812 | 6,422 | 29,390 |
| 2000 | 28,827 | 17,044 | 10,200 | 1,583 | 76,289 | 75,404 | 885 | 30,992 | 6,594 | 24,398 |
| 2005 | 29,126 | 17,088 | 10,455 | 1,583 | 76,583 | 75,674 | 909 | 31,540 | 6,720 | 24,820 |
| 2010 | 29,340 | 17,123 | 10,634 | 1,583 | 77,104 | 76,168 | 936 | 32,107 | 6,849 | 25,258 |
| 2015 | 29,458 | 17,158 | 10,717 | 1,583 | 76,756 | 75,820 | 936 | 32,718 | 6,990 | 25,728 |
| 2020 | 29,528 | 17,204 | 10,741 | 1,583 | 76,782 | 75,846 | 936 | 33,217 | 7,124 | 26,093 |



Regional Analysis District - 4

Citrus Heights

Note: Regional Analysis District does not match city limits

Sacramento County



Minor Zone Boundary

City Limit Line

County Lines

Interstates and Highways

Other Major Roads

Rivers and Streams

Railroads

Airports and Military Bases

Lakes and Reservoirs

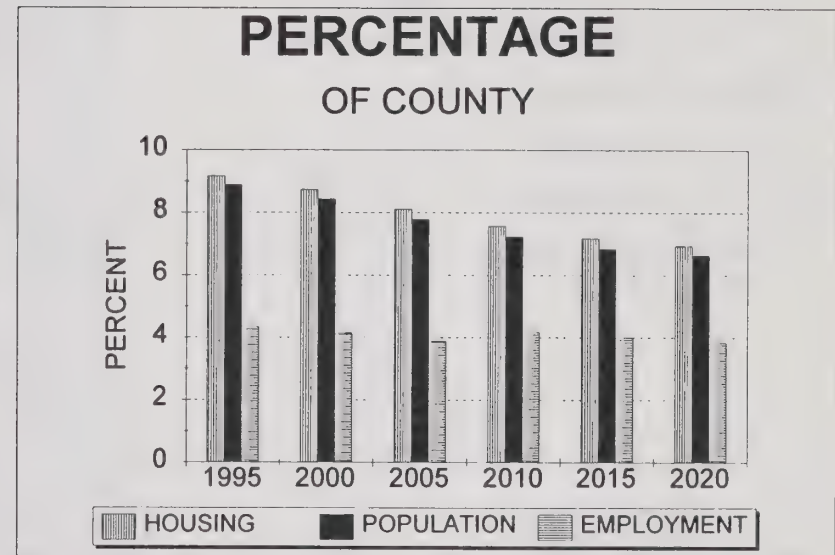
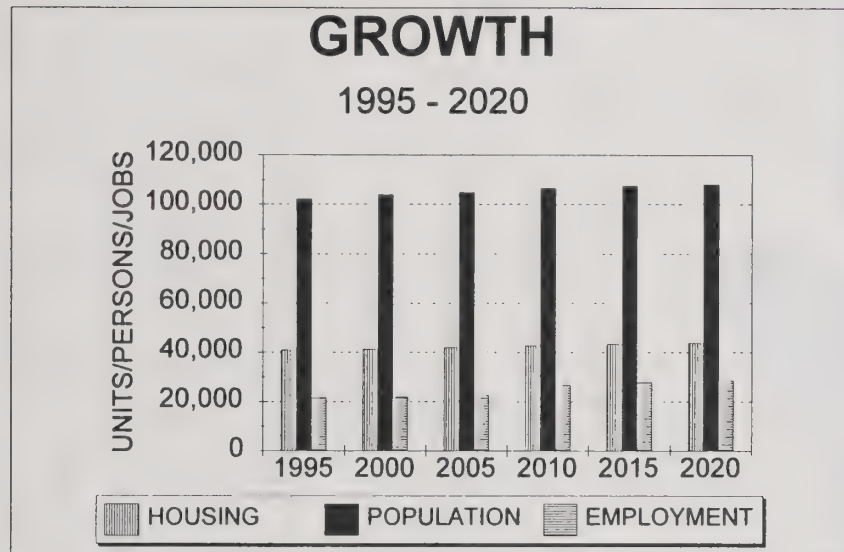
Schools & Institutions

0.5 0 0.5 1 Miles



REGIONAL ANALYSIS DISTRICT 4

CITRUS HEIGHTS



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 40,933 | 25,452 | 13,206 | 2,275 | 102,091 | 101,636 | 455 | 21,481 | 10,908 | 10,573 |
| 2000 | 41,324 | 25,675 | 13,374 | 2,275 | 103,937 | 103,324 | 613 | 21,919 | 11,151 | 10,768 |
| 2005 | 42,020 | 25,805 | 13,940 | 2,275 | 104,850 | 104,142 | 708 | 22,437 | 11,466 | 10,971 |
| 2010 | 42,699 | 25,918 | 14,506 | 2,275 | 106,454 | 105,640 | 814 | 26,571 | 11,870 | 14,701 |
| 2015 | 43,442 | 26,024 | 15,143 | 2,275 | 107,557 | 106,743 | 814 | 27,879 | 12,081 | 15,798 |
| 2020 | 43,761 | 26,056 | 15,430 | 2,275 | 108,070 | 107,256 | 814 | 28,562 | 12,246 | 16,316 |



Regional Analysis District - 5

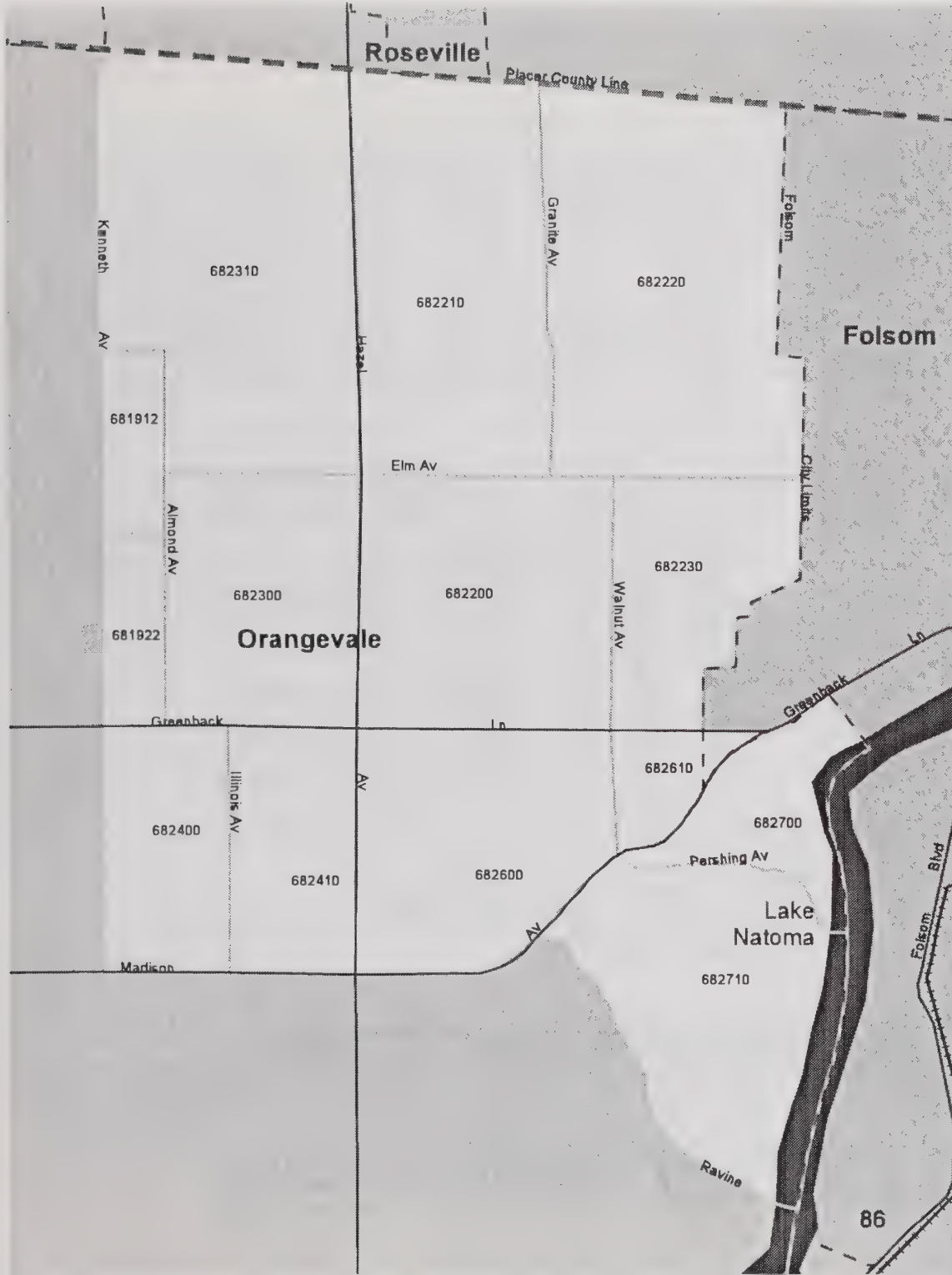
Orangevale

Sacramento County



- Minor Zone Boundary
- City Limit Line
- County Lines
- Interstates and Highways
- Other Major Roads
- Water Features
- Railroads
- Airports and Military Bases
- Schools & Institutions

0.5 0 0.5 1 Miles

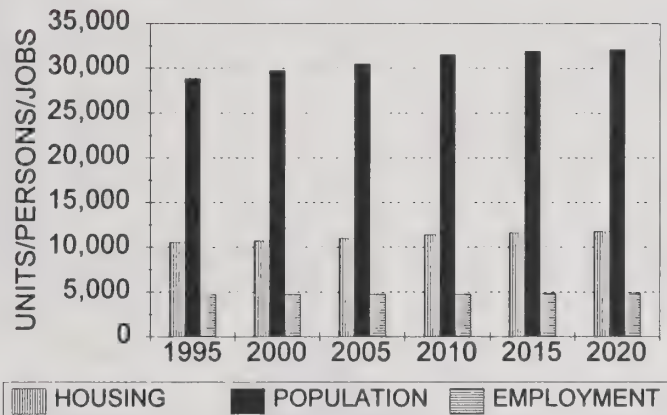


REGIONAL ANALYSIS DISTRICT 5

ORANGEVALE

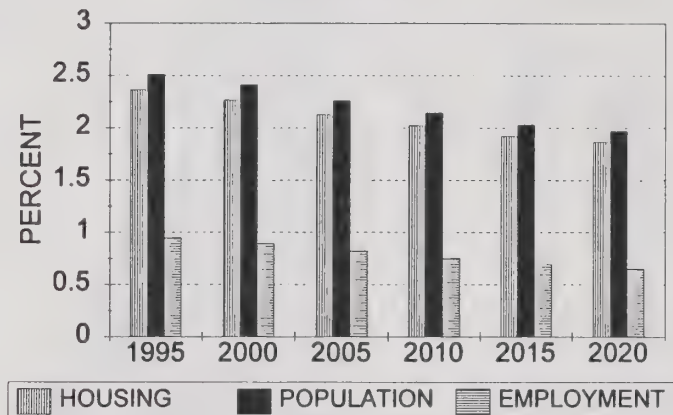
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 10,543 | 8,488 | 1,618 | 437 | 28,869 | 28,717 | 152 | 4,699 | 1,813 | 2,886 |
| 2000 | 10,723 | 8,609 | 1,657 | 457 | 29,750 | 29,508 | 242 | 4,730 | 1,837 | 2,893 |
| 2005 | 11,021 | 8,833 | 1,720 | 468 | 30,456 | 30,162 | 294 | 4,762 | 1,861 | 2,901 |
| 2010 | 11,420 | 9,110 | 1,827 | 483 | 31,540 | 31,186 | 354 | 4,796 | 1,886 | 2,910 |
| 2015 | 11,632 | 9,245 | 1,900 | 487 | 31,897 | 31,543 | 354 | 4,834 | 1,914 | 2,920 |
| 2020 | 11,779 | 9,362 | 1,926 | 491 | 32,094 | 31,740 | 354 | 4,869 | 1,942 | 2,927 |




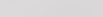

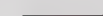
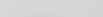




Regional Analysis District - 6

Folsom

Note: Regional Analysis District does not match city limits

Sacramento County



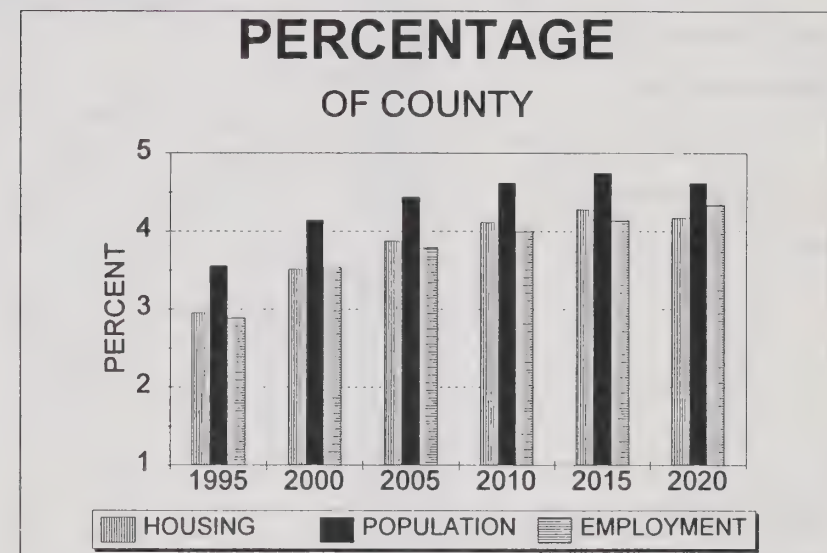
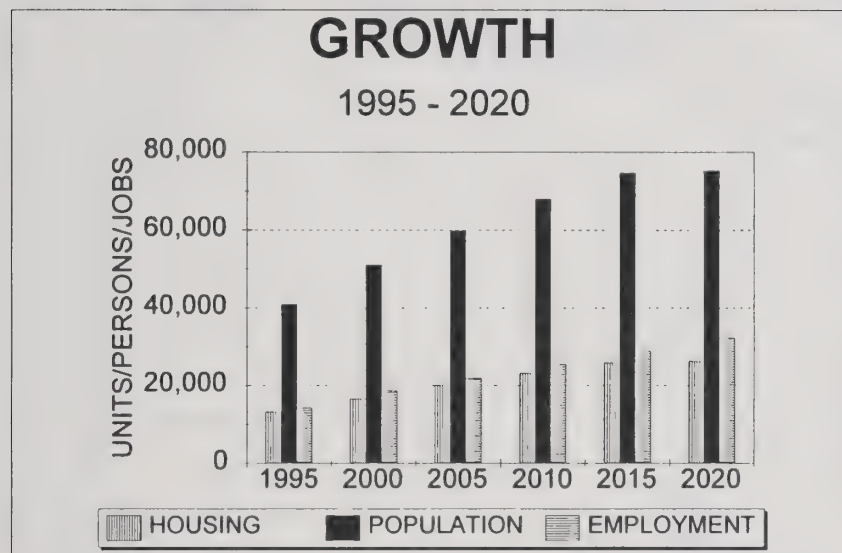
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles




REGIONAL ANALYSIS DISTRICT 6

FOLSOM



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 13,175 | 9,629 | 2,643 | 903 | 40,850 | 33,680 | 7,170 | 14,281 | 3,070 | 11,211 |
| 2000 | 16,624 | 12,212 | 3,453 | 959 | 51,085 | 43,908 | 7,177 | 18,658 | 5,243 | 13,415 |
| 2005 | 20,082 | 14,102 | 4,986 | 994 | 59,798 | 52,447 | 7,351 | 21,883 | 5,965 | 15,918 |
| 2010 | 23,187 | 15,501 | 6,650 | 1,036 | 67,993 | 60,501 | 7,492 | 25,424 | 6,690 | 18,734 |
| 2015 | 25,879 | 16,539 | 8,304 | 1,036 | 74,664 | 67,012 | 7,652 | 28,827 | 7,401 | 21,426 |
| 2020 | 26,299 | 16,959 | 8,304 | 1,036 | 75,195 | 67,543 | 7,652 | 32,227 | 7,855 | 24,372 |












Regional Analysis District - 7

South Natomas

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles

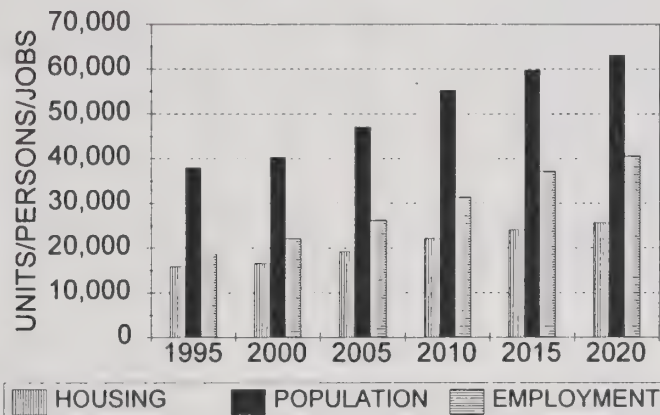


REGIONAL ANALYSIS DISTRICT 7

SOUTH NATOMAS

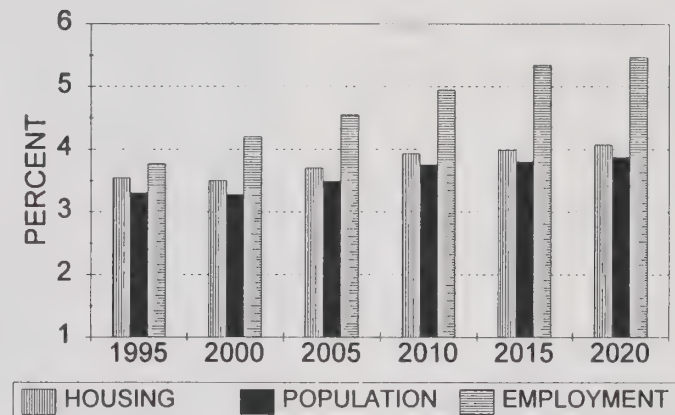
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 15,812 | 8,334 | 7,086 | 392 | 37,959 | 37,900 | 59 | 18,616 | 2,385 | 16,231 |
| 2000 | 16,582 | 8,888 | 7,300 | 394 | 40,382 | 40,323 | 59 | 22,161 | 2,691 | 19,470 |
| 2005 | 19,184 | 10,552 | 8,238 | 394 | 47,022 | 46,963 | 59 | 26,252 | 3,720 | 22,532 |
| 2010 | 22,188 | 12,370 | 9,425 | 393 | 55,268 | 55,209 | 59 | 31,496 | 4,873 | 26,623 |
| 2015 | 24,118 | 12,934 | 10,791 | 393 | 59,762 | 59,703 | 59 | 37,225 | 6,277 | 30,948 |
| 2020 | 25,682 | 13,193 | 12,096 | 393 | 63,101 | 63,042 | 59 | 40,625 | 6,473 | 34,152 |












Regional Analysis District - 8

North Sacramento

Note: Regional Analysis District does not match city limits

Sacramento County



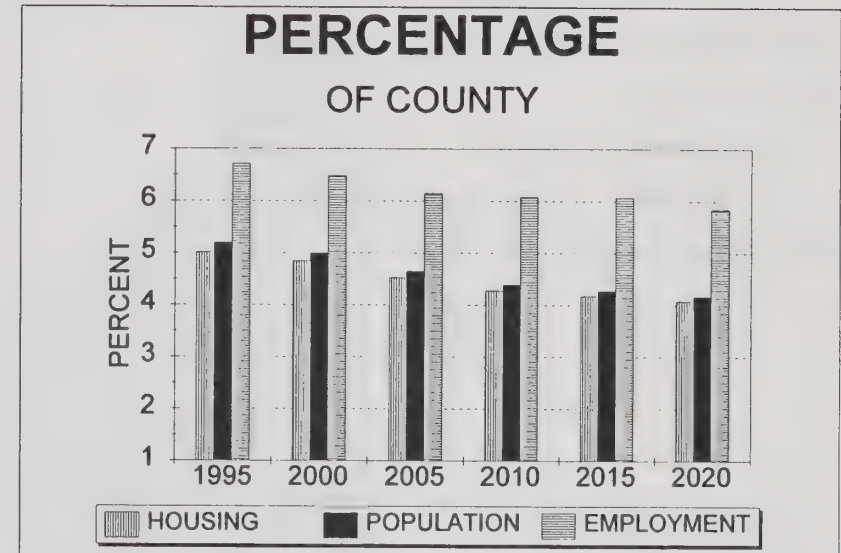
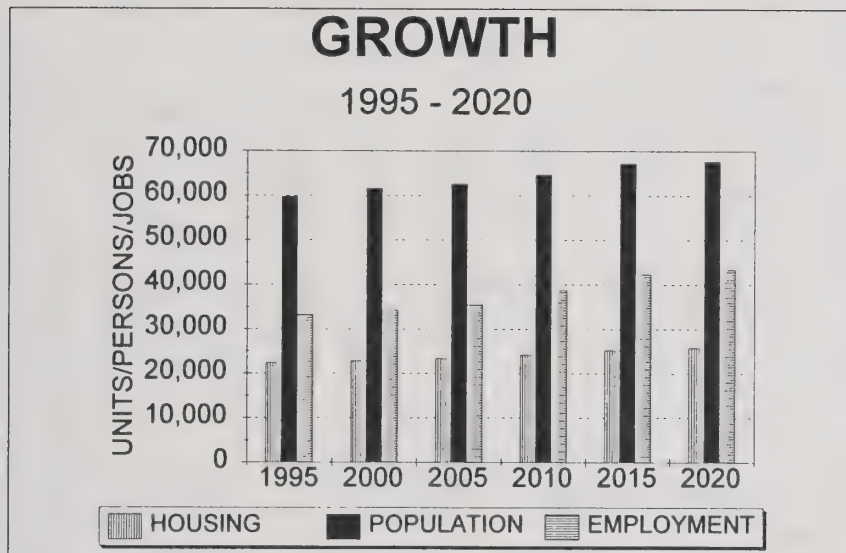
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles



REGIONAL ANALYSIS DISTRICT 8

NORTH SACRAMENTO



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 22,346 | 14,251 | 7,251 | 844 | 59,667 | 59,025 | 642 | 33,211 | 7,269 | 25,942 |
| 2000 | 22,931 | 14,697 | 7,391 | 843 | 61,588 | 60,924 | 664 | 34,257 | 7,586 | 26,671 |
| 2005 | 23,441 | 15,103 | 7,495 | 843 | 62,591 | 61,917 | 674 | 35,491 | 7,853 | 27,638 |
| 2010 | 24,138 | 15,709 | 7,586 | 843 | 64,649 | 63,960 | 689 | 38,727 | 7,933 | 30,794 |
| 2015 | 25,283 | 16,768 | 7,672 | 843 | 67,172 | 66,483 | 689 | 42,306 | 7,945 | 34,361 |
| 2020 | 25,724 | 17,125 | 7,755 | 844 | 67,729 | 67,040 | 689 | 43,389 | 7,971 | 35,418 |












Regional Analysis District - 9


Arden Arcade

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles

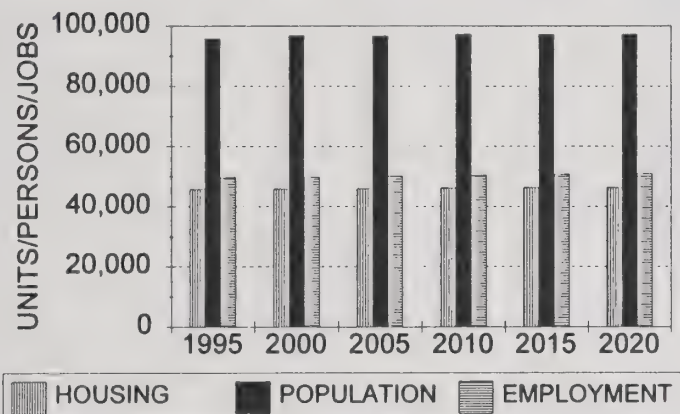


REGIONAL ANALYSIS DISTRICT 9

ARDEN ARCADE

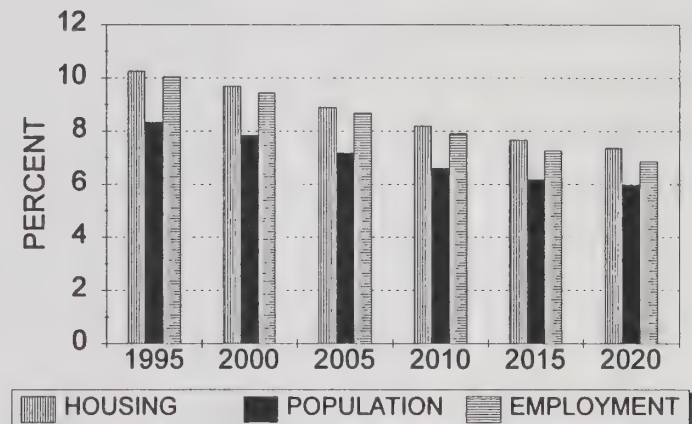
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 45,788 | 23,226 | 22,220 | 342 | 95,678 | 94,456 | 1,222 | 49,701 | 12,927 | 36,774 |
| 2000 | 45,887 | 23,268 | 22,278 | 341 | 96,699 | 95,067 | 1,632 | 49,844 | 13,041 | 36,803 |
| 2005 | 46,046 | 23,313 | 22,392 | 341 | 96,576 | 94,701 | 1,875 | 50,085 | 13,173 | 36,912 |
| 2010 | 46,206 | 23,414 | 22,453 | 339 | 97,105 | 94,954 | 2,151 | 50,343 | 13,362 | 36,981 |
| 2015 | 46,356 | 23,535 | 22,482 | 339 | 97,094 | 94,943 | 2,151 | 50,631 | 13,561 | 37,070 |
| 2020 | 46,415 | 23,566 | 22,510 | 339 | 97,159 | 95,008 | 2,151 | 50,917 | 13,789 | 37,128 |




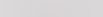
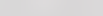






Regional Analysis District - 10

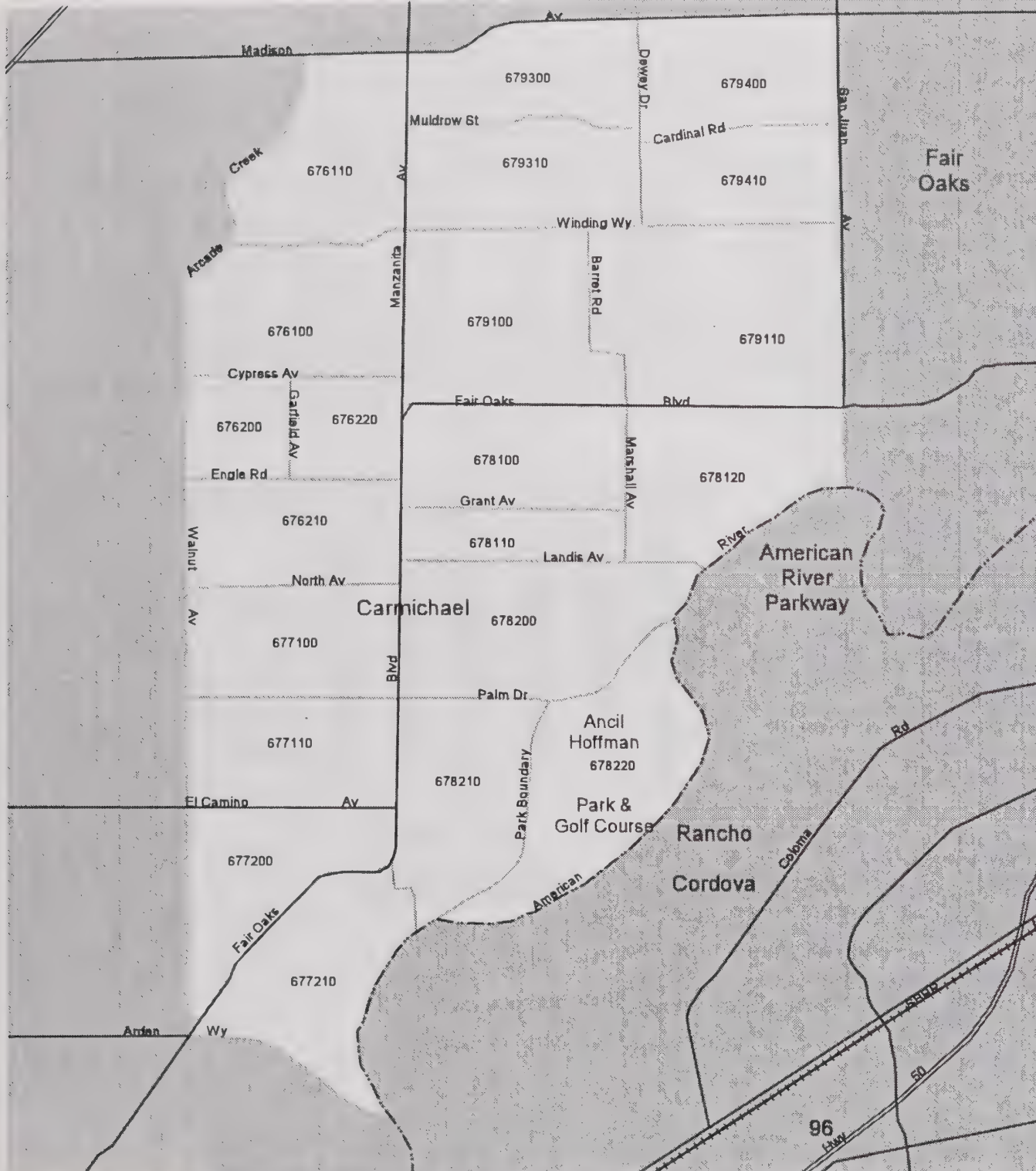
Carmichael

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles

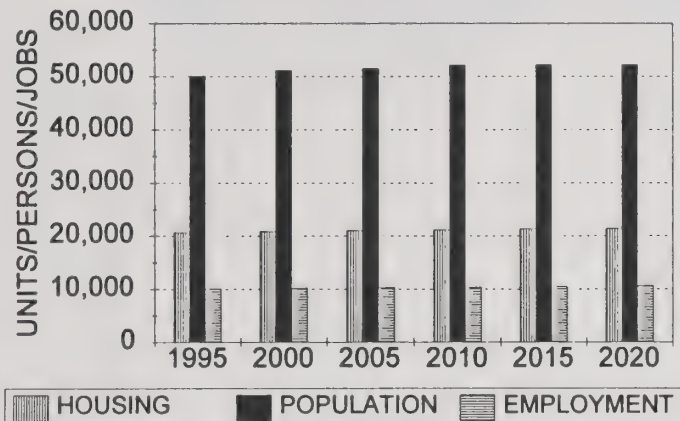


REGIONAL ANALYSIS DISTRICT 10

CARMICHAEL

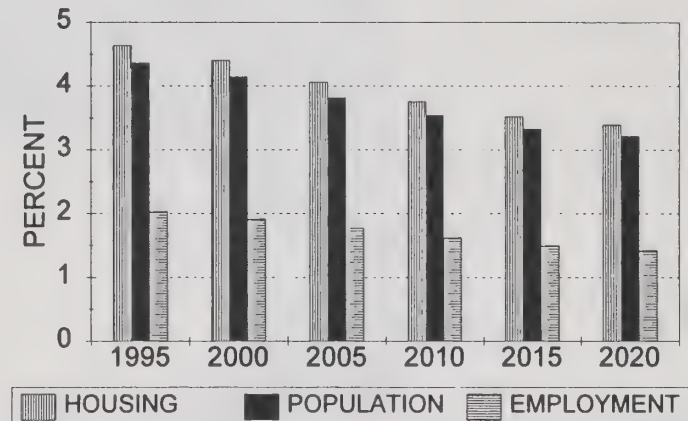
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 20,674 | 13,254 | 7,409 | 11 | 50,080 | 49,323 | 757 | 10,047 | 3,542 | 6,505 |
| 2000 | 20,862 | 13,319 | 7,532 | 11 | 51,093 | 50,098 | 995 | 10,124 | 3,594 | 6,530 |
| 2005 | 21,042 | 13,403 | 7,628 | 11 | 51,472 | 50,295 | 1,177 | 10,232 | 3,673 | 6,559 |
| 2010 | 21,209 | 13,464 | 7,735 | 10 | 52,114 | 50,739 | 1,375 | 10,344 | 3,757 | 6,587 |
| 2015 | 21,325 | 13,517 | 7,798 | 10 | 52,272 | 50,820 | 1,452 | 10,452 | 3,837 | 6,615 |
| 2020 | 21,411 | 13,568 | 7,833 | 10 | 52,286 | 50,834 | 1,452 | 10,553 | 3,910 | 6,643 |












Regional Analysis District - 11

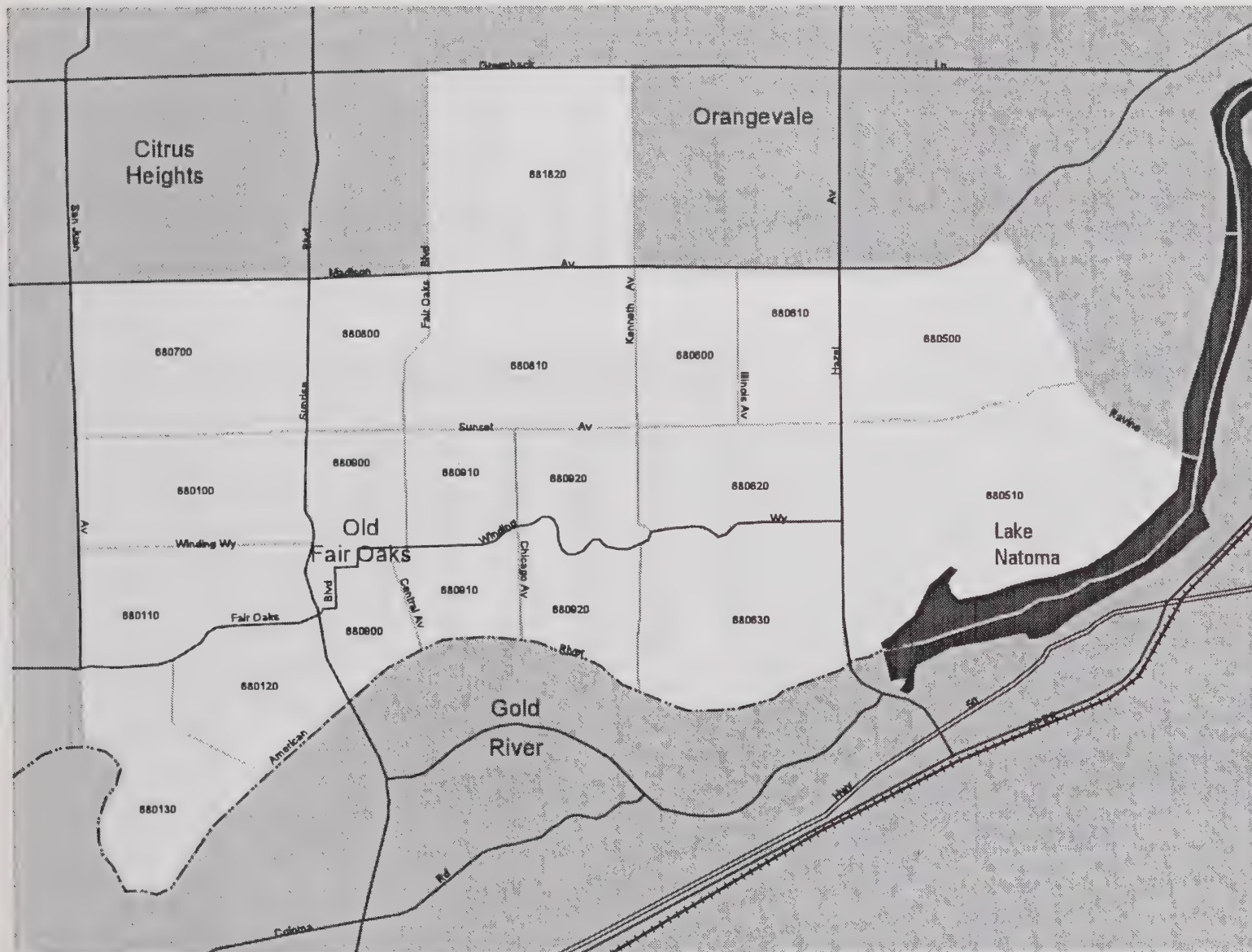
Fair Oaks

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles

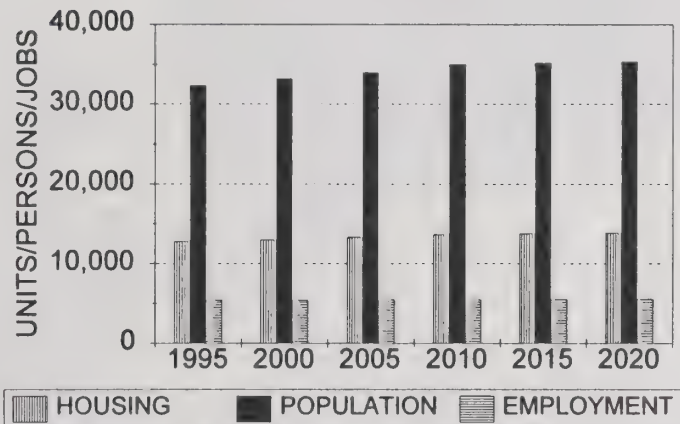


REGIONAL ANALYSIS DISTRICT 11

FAIR OAKS

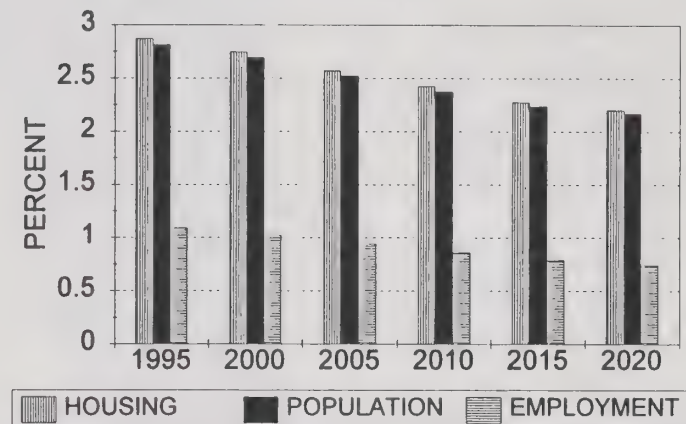
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 12,802 | 9,052 | 3,741 | 9 | 32,339 | 32,124 | 215 | 5,390 | 1,649 | 3,741 |
| 2000 | 12,999 | 9,205 | 3,785 | 9 | 33,204 | 32,934 | 270 | 5,401 | 1,660 | 3,741 |
| 2005 | 13,312 | 9,503 | 3,800 | 9 | 33,958 | 33,634 | 324 | 5,441 | 1,700 | 3,741 |
| 2010 | 13,683 | 9,622 | 4,052 | 9 | 34,947 | 34,569 | 378 | 5,481 | 1,740 | 3,741 |
| 2015 | 13,782 | 9,704 | 4,069 | 9 | 35,153 | 34,739 | 414 | 5,504 | 1,763 | 3,741 |
| 2020 | 13,879 | 9,801 | 4,069 | 9 | 35,286 | 34,872 | 414 | 5,528 | 1,787 | 3,741 |












Regional Analysis District - 12

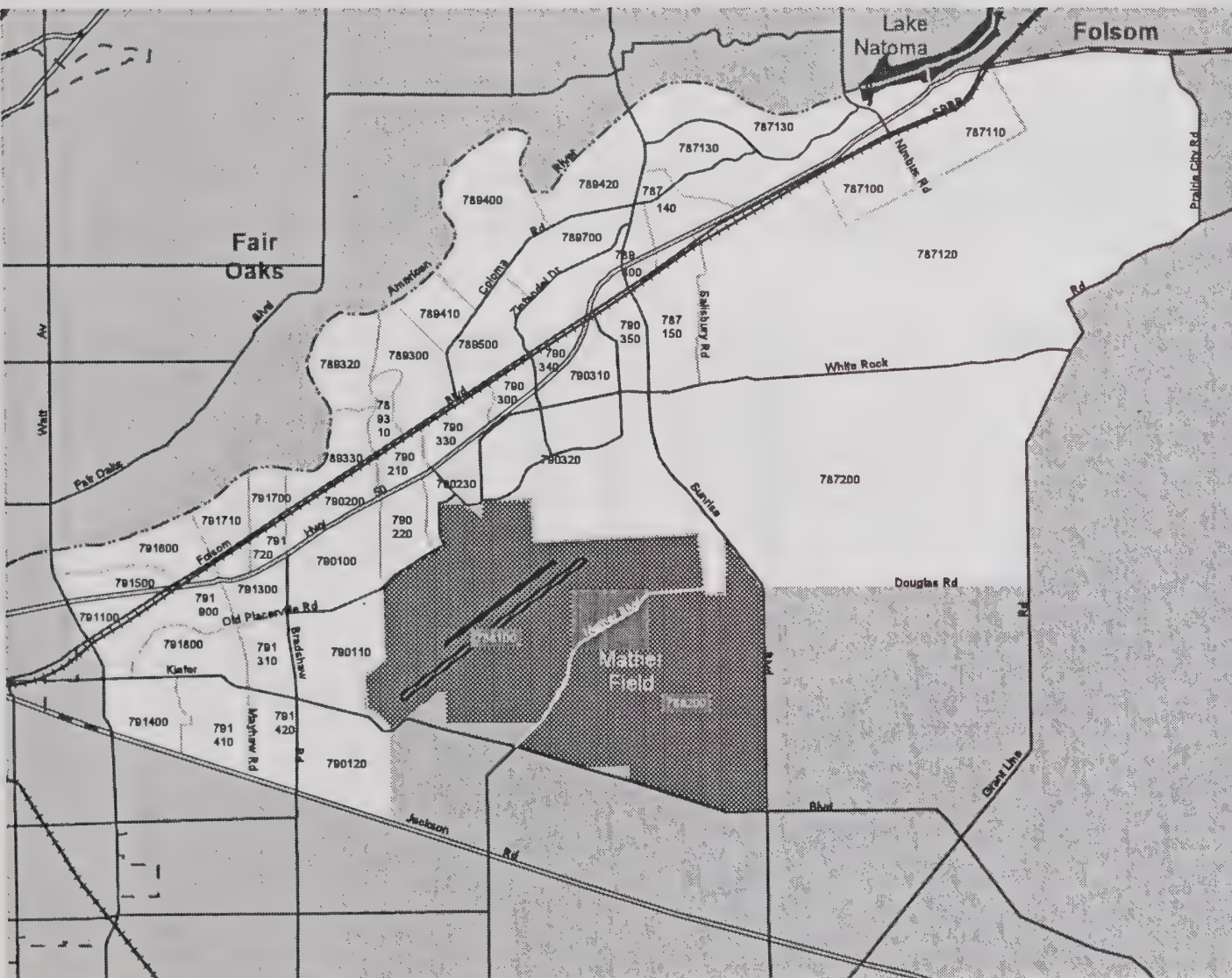
Rancho Cordova

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

1 0 1 2 Miles



REGIONAL ANALYSIS DISTRICT 12

RANCHO CORDOVA

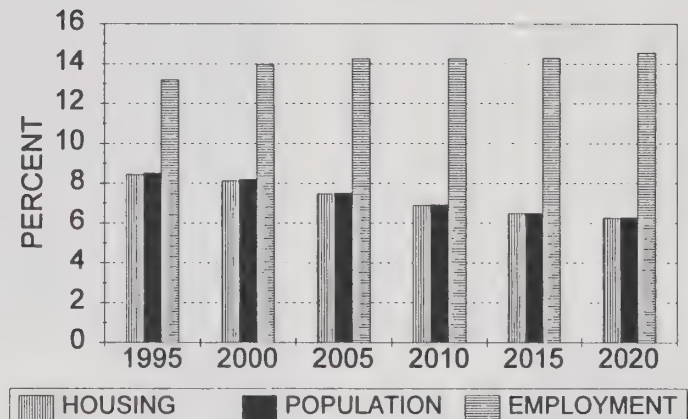
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 37,615 | 23,225 | 12,912 | 1,478 | 97,712 | 97,260 | 452 | 65,169 | 9,901 | 55,268 |
| 2000 | 38,418 | 23,415 | 13,524 | 1,479 | 100,877 | 99,476 | 1,401 | 73,839 | 11,203 | 62,636 |
| 2005 | 38,658 | 23,570 | 13,608 | 1,480 | 100,942 | 99,443 | 1,499 | 82,265 | 12,427 | 69,838 |
| 2010 | 38,905 | 23,697 | 13,727 | 1,481 | 101,604 | 99,989 | 1,615 | 90,747 | 13,767 | 76,980 |
| 2015 | 39,225 | 23,878 | 13,866 | 1,481 | 101,974 | 100,359 | 1,615 | 99,517 | 15,022 | 84,495 |
| 2020 | 39,489 | 24,081 | 13,927 | 1,481 | 102,141 | 100,526 | 1,615 | 108,079 | 16,268 | 91,811 |












Regional Analysis District - 13

Downtown


Note: Regional Analysis District does not match city limits

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.25 0 0.25 0.5 0.75 Miles

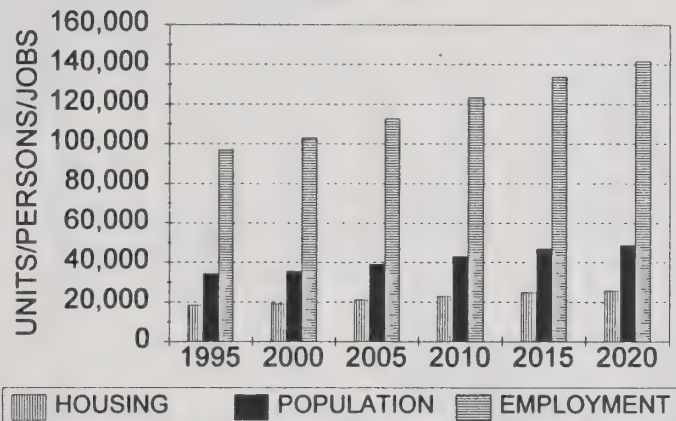



REGIONAL ANALYSIS DISTRICT 13

DOWNTOWN

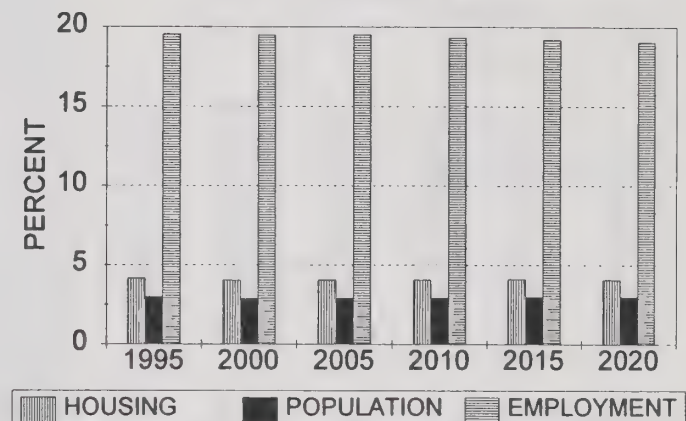
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 18,527 | 2,800 | 15,727 | 0 | 34,266 | 30,708 | 3,558 | 96,731 | 8,857 | 87,874 |
| 2000 | 19,101 | 2,911 | 16,190 | 0 | 35,486 | 31,923 | 3,563 | 102,930 | 9,113 | 93,817 |
| 2005 | 21,014 | 3,012 | 18,002 | 0 | 39,156 | 35,593 | 3,563 | 112,616 | 10,112 | 102,504 |
| 2010 | 22,960 | 3,117 | 19,843 | 0 | 43,127 | 39,564 | 3,563 | 123,127 | 11,095 | 112,032 |
| 2015 | 24,914 | 3,222 | 21,692 | 0 | 46,965 | 43,402 | 3,563 | 133,856 | 12,107 | 121,749 |
| 2020 | 25,773 | 3,248 | 22,525 | 0 | 48,539 | 44,976 | 3,563 | 141,665 | 12,803 | 128,862 |












Regional Analysis District - 14


Land Park-Pocket-Meadowview

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 1.5 Miles

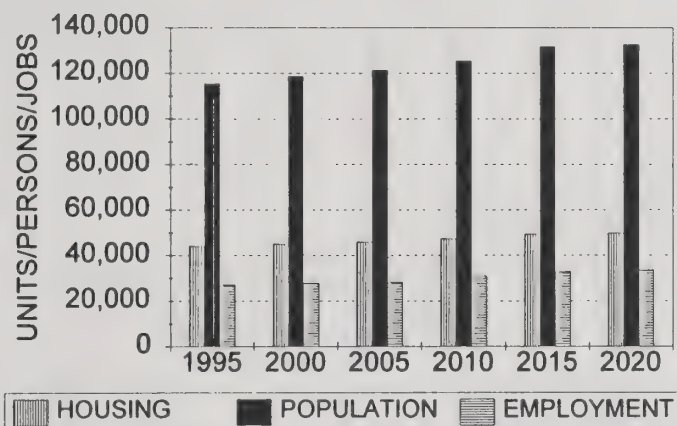


REGIONAL ANALYSIS DISTRICT 14

LAND PARK-POCKET-MEADOWVIEW

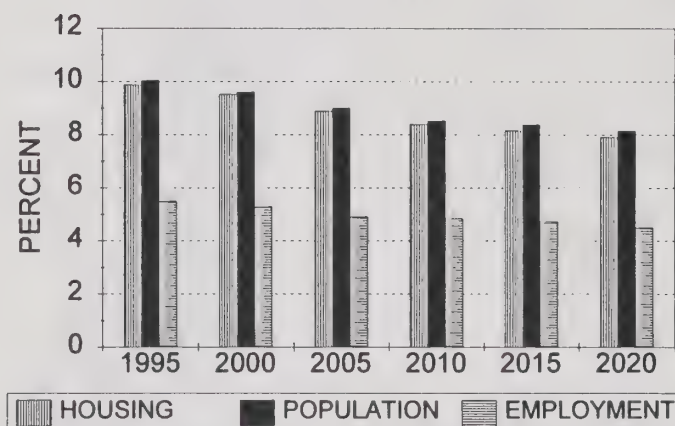
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 44,027 | 32,068 | 11,957 | 2 | 115,347 | 114,418 | 929 | 27,142 | 5,631 | 21,511 |
| 2000 | 45,040 | 32,687 | 12,351 | 2 | 118,533 | 117,315 | 1,218 | 27,885 | 5,770 | 22,115 |
| 2005 | 46,057 | 33,454 | 12,601 | 2 | 121,317 | 119,927 | 1,390 | 28,389 | 5,990 | 22,399 |
| 2010 | 47,346 | 34,490 | 12,855 | 1 | 125,419 | 123,832 | 1,587 | 30,828 | 6,227 | 24,601 |
| 2015 | 49,350 | 36,238 | 13,111 | 1 | 131,699 | 130,112 | 1,587 | 32,924 | 6,306 | 26,618 |
| 2020 | 49,804 | 36,572 | 13,231 | 1 | 132,518 | 130,931 | 1,587 | 33,455 | 6,342 | 27,113 |












Regional Analysis District - 15

East Sacramento


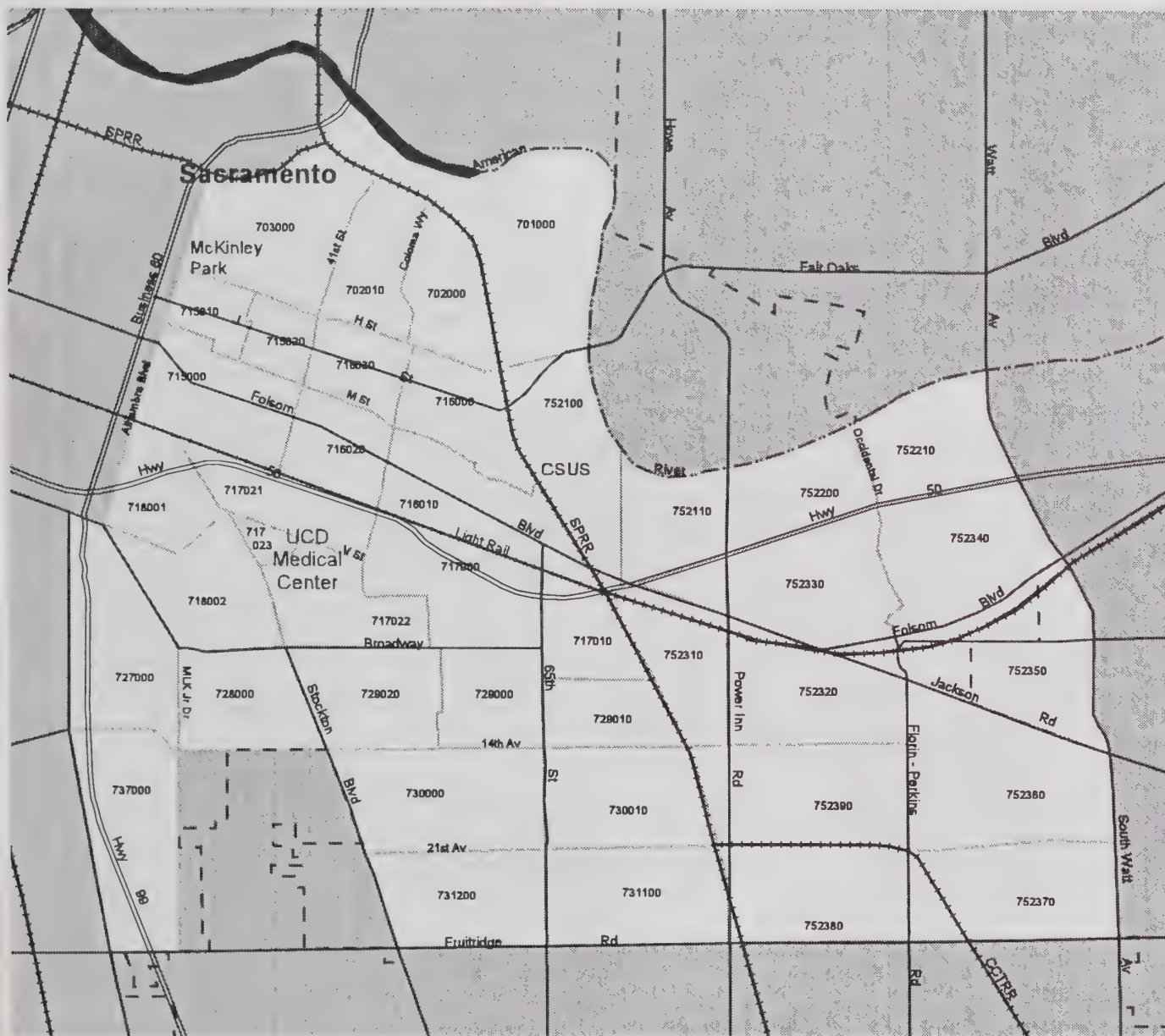
Note: Regional Analysis District does not match city limits

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles

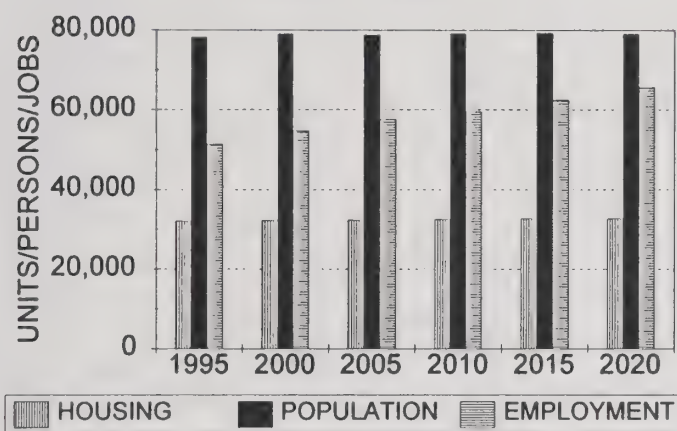



REGIONAL ANALYSIS DISTRICT 15

EAST SACRAMENTO

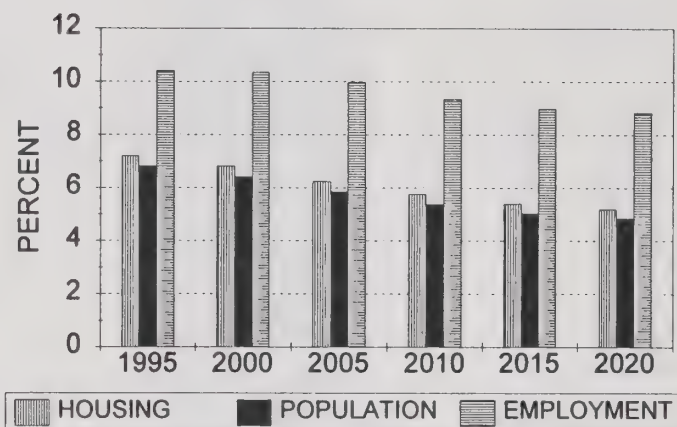
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 32,130 | 23,403 | 8,265 | 462 | 78,211 | 75,558 | 2,653 | 51,409 | 4,008 | 47,401 |
| 2000 | 32,261 | 23,508 | 8,293 | 460 | 78,999 | 76,226 | 2,773 | 54,654 | 4,226 | 50,428 |
| 2005 | 32,354 | 23,581 | 8,313 | 460 | 78,738 | 75,895 | 2,843 | 57,548 | 4,426 | 53,122 |
| 2010 | 32,496 | 23,698 | 8,338 | 460 | 79,119 | 76,197 | 2,922 | 59,477 | 4,513 | 54,964 |
| 2015 | 32,719 | 23,894 | 8,361 | 464 | 79,213 | 76,291 | 2,922 | 62,540 | 4,624 | 57,916 |
| 2020 | 32,773 | 23,940 | 8,369 | 464 | 79,051 | 76,129 | 2,922 | 65,632 | 4,663 | 60,969 |












Regional Analysis District - 16

South Sacramento

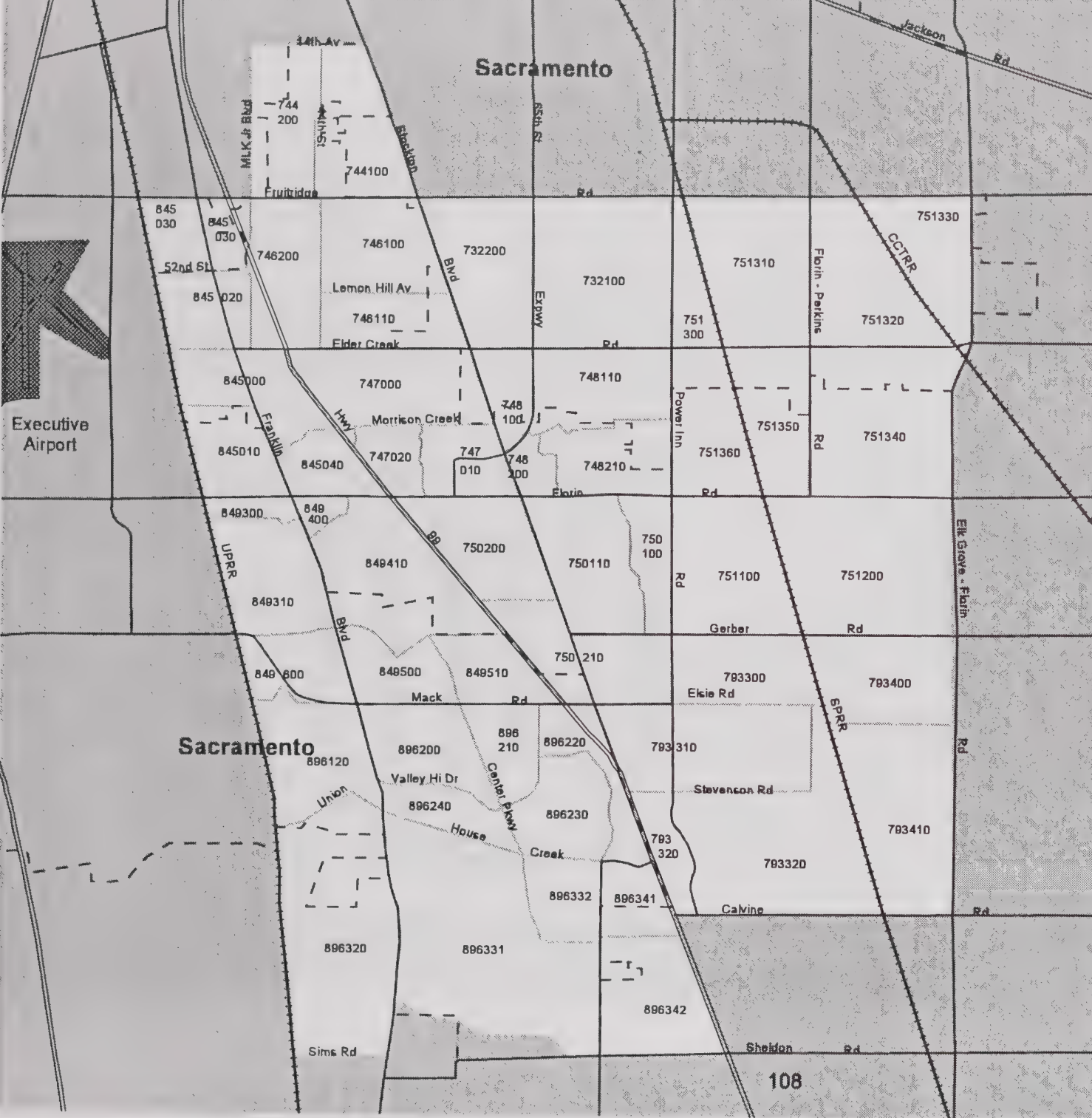

Note: Regional Analysis District
does not match city limits

Sacramento County



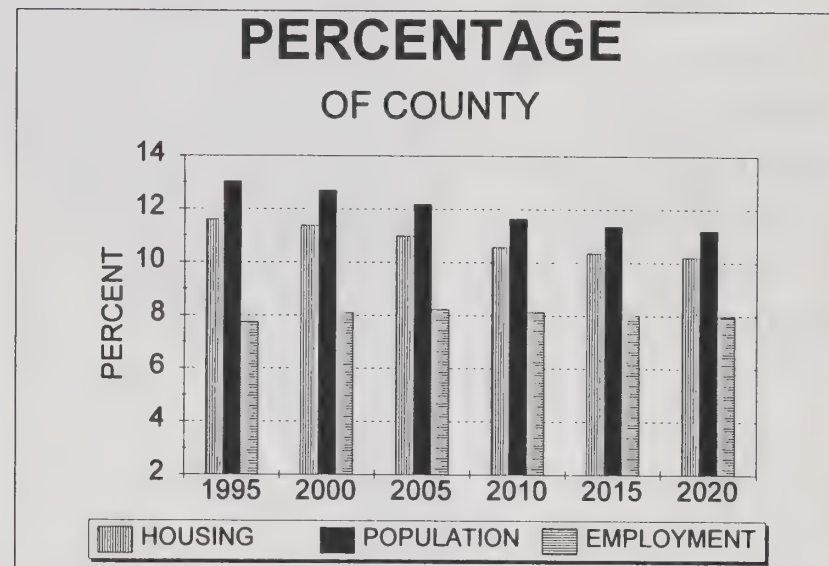
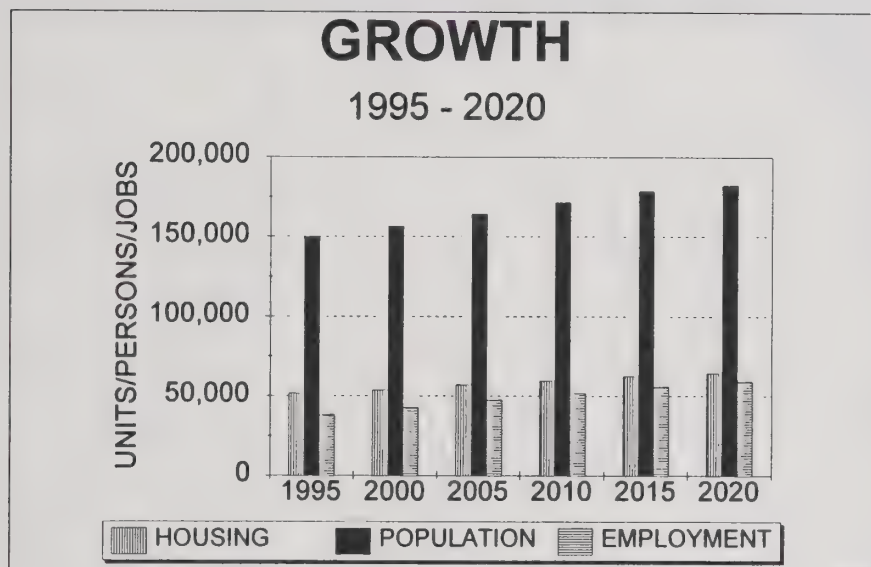
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles



REGIONAL ANALYSIS DISTRICT 16

SOUTH SACRAMENTO



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 51,786 | 36,038 | 12,104 | 3,644 | 149,729 | 149,075 | 654 | 38,281 | 11,764 | 26,517 |
| 2000 | 53,831 | 37,340 | 12,838 | 3,653 | 156,467 | 155,646 | 821 | 42,741 | 12,244 | 30,497 |
| 2005 | 56,938 | 39,546 | 13,735 | 3,657 | 164,288 | 163,364 | 924 | 47,497 | 13,168 | 34,329 |
| 2010 | 59,629 | 40,624 | 15,341 | 3,664 | 171,425 | 170,387 | 1,038 | 51,789 | 13,808 | 37,981 |
| 2015 | 62,601 | 41,963 | 16,972 | 3,666 | 178,631 | 177,593 | 1,038 | 55,863 | 14,498 | 41,365 |
| 2020 | 64,369 | 42,699 | 18,004 | 3,666 | 182,330 | 181,292 | 1,038 | 59,252 | 15,219 | 44,033 |












Regional Analysis District - 17

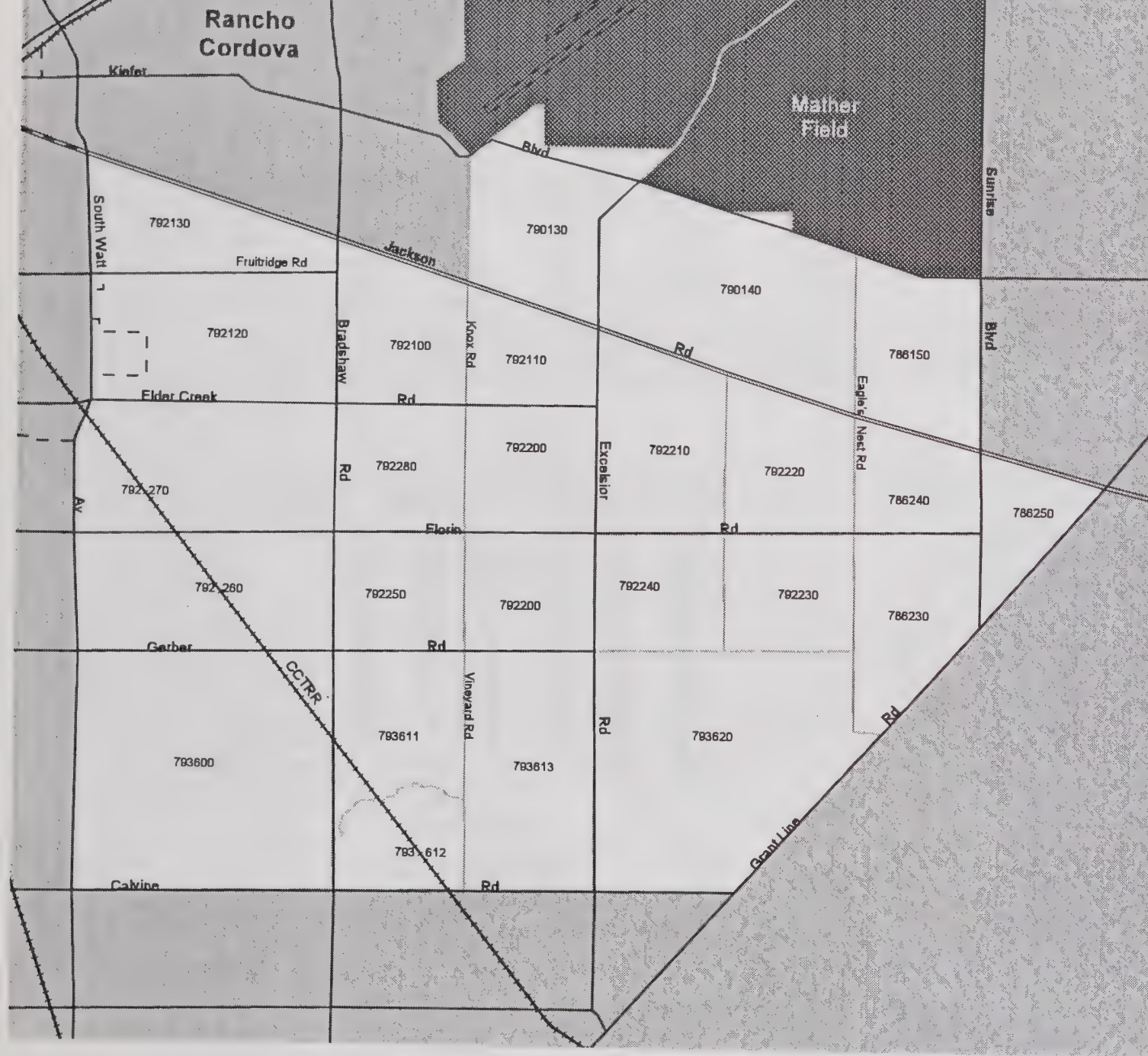

Vineyard

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 1.5 Miles

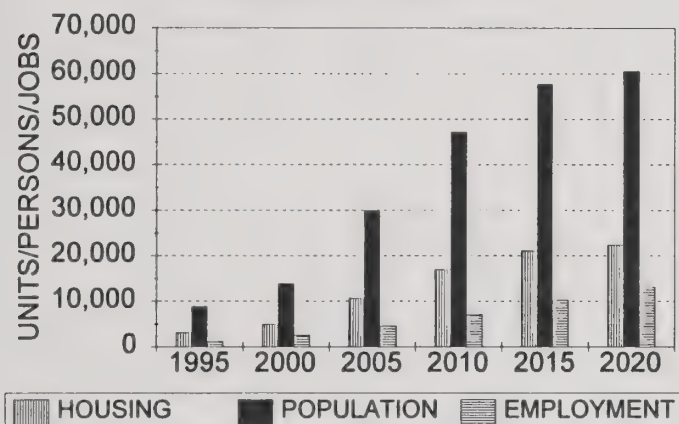


REGIONAL ANALYSIS DISTRICT 17

VINEYARD

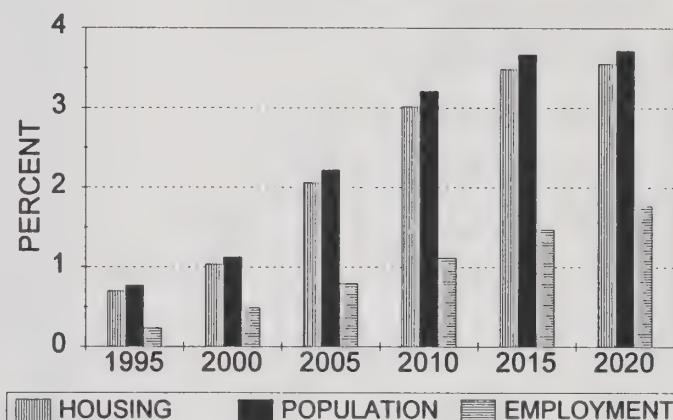
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 3,114 | 3,004 | 6 | 104 | 8,821 | 8,794 | 27 | 1,142 | 109 | 1,033 |
| 2000 | 4,892 | 4,072 | 712 | 108 | 13,867 | 13,833 | 34 | 2,570 | 312 | 2,258 |
| 2005 | 10,661 | 7,946 | 2,593 | 122 | 29,862 | 29,826 | 36 | 4,573 | 860 | 3,713 |
| 2010 | 16,999 | 12,410 | 4,451 | 138 | 47,182 | 47,141 | 41 | 7,113 | 1,515 | 5,598 |
| 2015 | 21,101 | 15,407 | 5,556 | 138 | 57,689 | 57,648 | 41 | 10,222 | 2,344 | 7,878 |
| 2020 | 22,408 | 16,097 | 6,171 | 140 | 60,555 | 60,514 | 41 | 13,147 | 3,003 | 10,144 |



Regional Analysis District - 18

Franklin-Laguna

Sacramento County



Minor Zone Boundary

City Limit Line

County Lines

Interstates and Highways

Other Major Roads

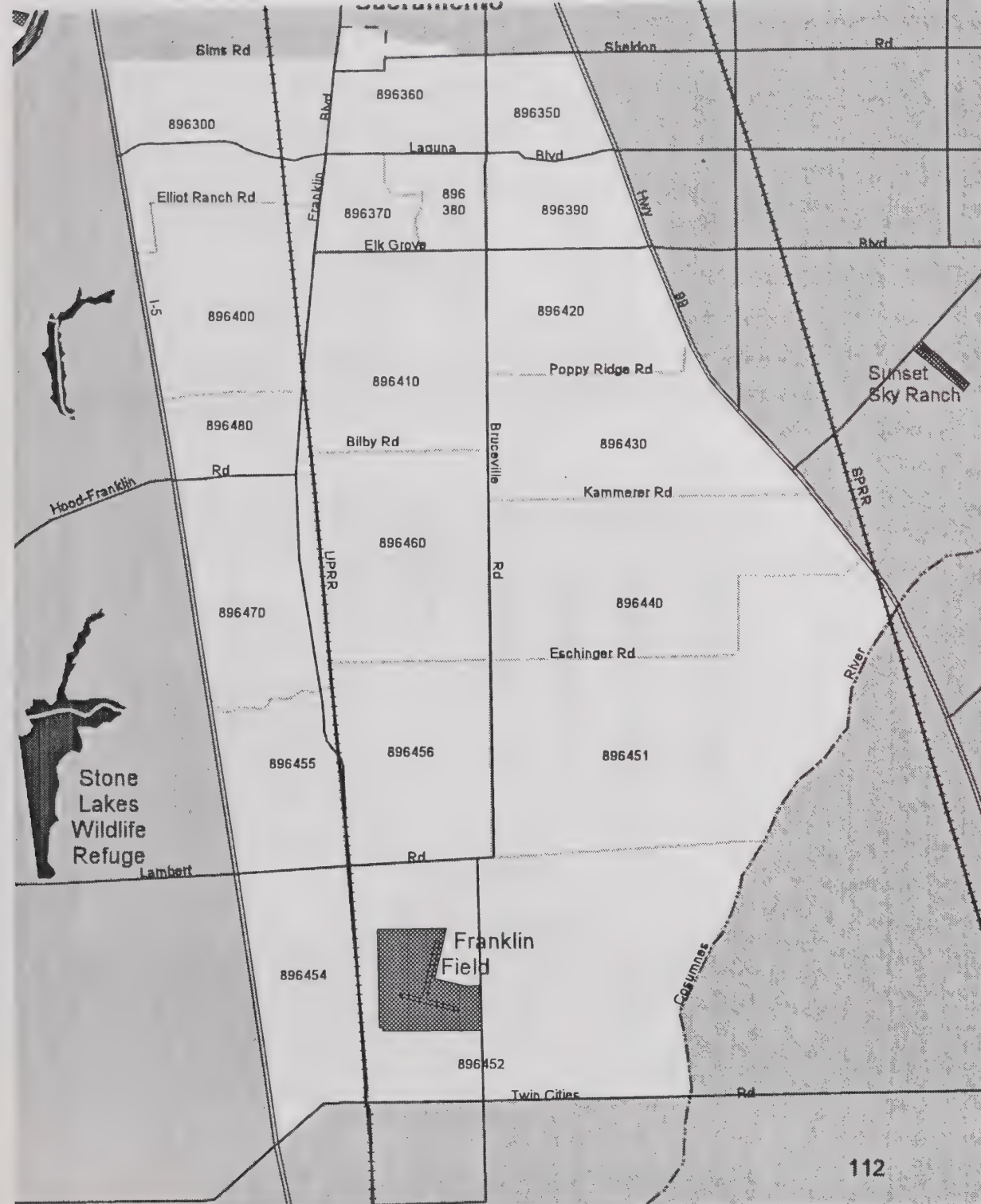
Water Features

Railroads

Airports and Military Bases

Schools & Institutions

0.5 0 0.5 1 1.5 2 Miles

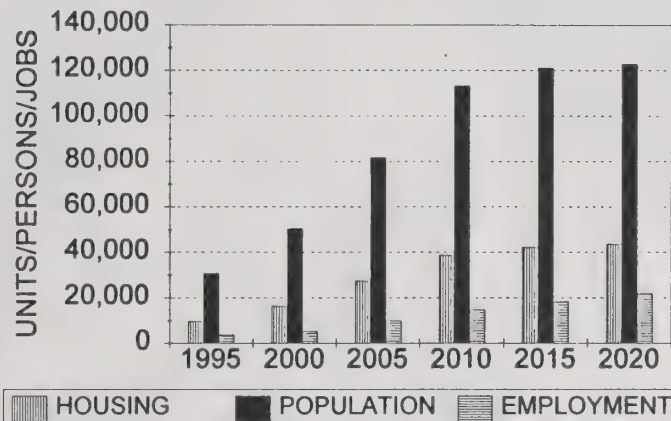


REGIONAL ANALYSIS DISTRICT 18

FRANKLIN-LAGUNA

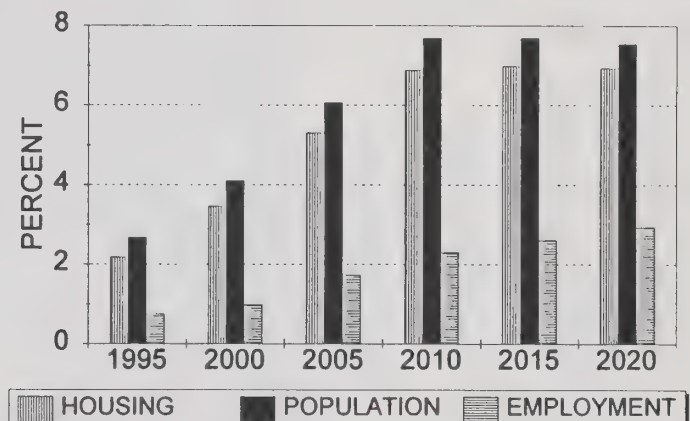
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 9,745 | 9,440 | 176 | 129 | 30,646 | 29,481 | 1,165 | 3,669 | 795 | 2,874 |
| 2000 | 16,348 | 13,999 | 2,207 | 142 | 50,477 | 49,306 | 1,171 | 5,187 | 1,676 | 3,511 |
| 2005 | 27,476 | 20,171 | 7,155 | 150 | 81,745 | 80,571 | 1,174 | 9,974 | 3,016 | 6,958 |
| 2010 | 38,806 | 26,452 | 12,193 | 161 | 113,080 | 111,902 | 1,178 | 14,639 | 5,278 | 9,361 |
| 2015 | 42,264 | 27,458 | 14,645 | 161 | 120,939 | 119,761 | 1,178 | 18,208 | 6,760 | 11,448 |
| 2020 | 43,713 | 27,787 | 15,760 | 166 | 122,762 | 121,584 | 1,178 | 21,828 | 8,219 | 13,609 |







Regional Analysis District - 19

Elk Grove

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 1.5 2 Miles

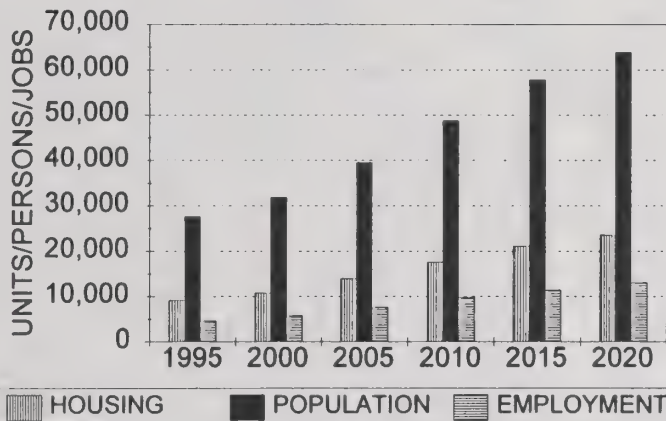


REGIONAL ANALYSIS DISTRICT 19

ELK GROVE

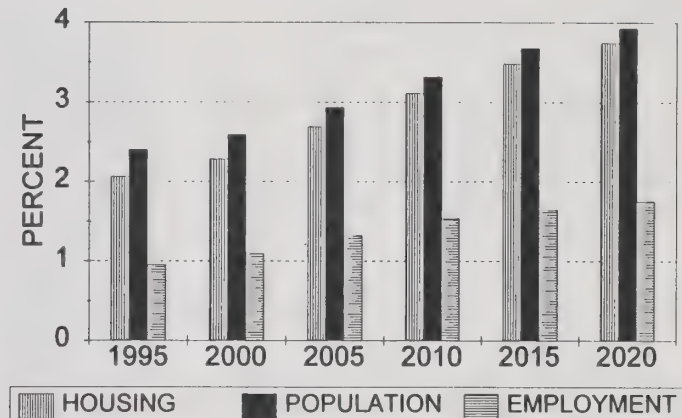
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 9,196 | 7,920 | 1,054 | 222 | 27,573 | 27,442 | 131 | 4,695 | 1,224 | 3,471 |
| 2000 | 10,811 | 8,976 | 1,598 | 237 | 31,862 | 31,731 | 131 | 5,768 | 1,510 | 4,258 |
| 2005 | 13,945 | 10,717 | 2,976 | 252 | 39,537 | 39,406 | 131 | 7,622 | 2,138 | 5,484 |
| 2010 | 17,572 | 12,815 | 4,487 | 270 | 48,783 | 48,652 | 131 | 9,765 | 2,898 | 6,867 |
| 2015 | 21,087 | 15,050 | 5,767 | 270 | 57,797 | 57,666 | 131 | 11,431 | 3,344 | 8,087 |
| 2020 | 23,629 | 16,826 | 6,532 | 271 | 63,874 | 63,743 | 131 | 13,030 | 3,731 | 9,299 |












Regional Analysis District - 20

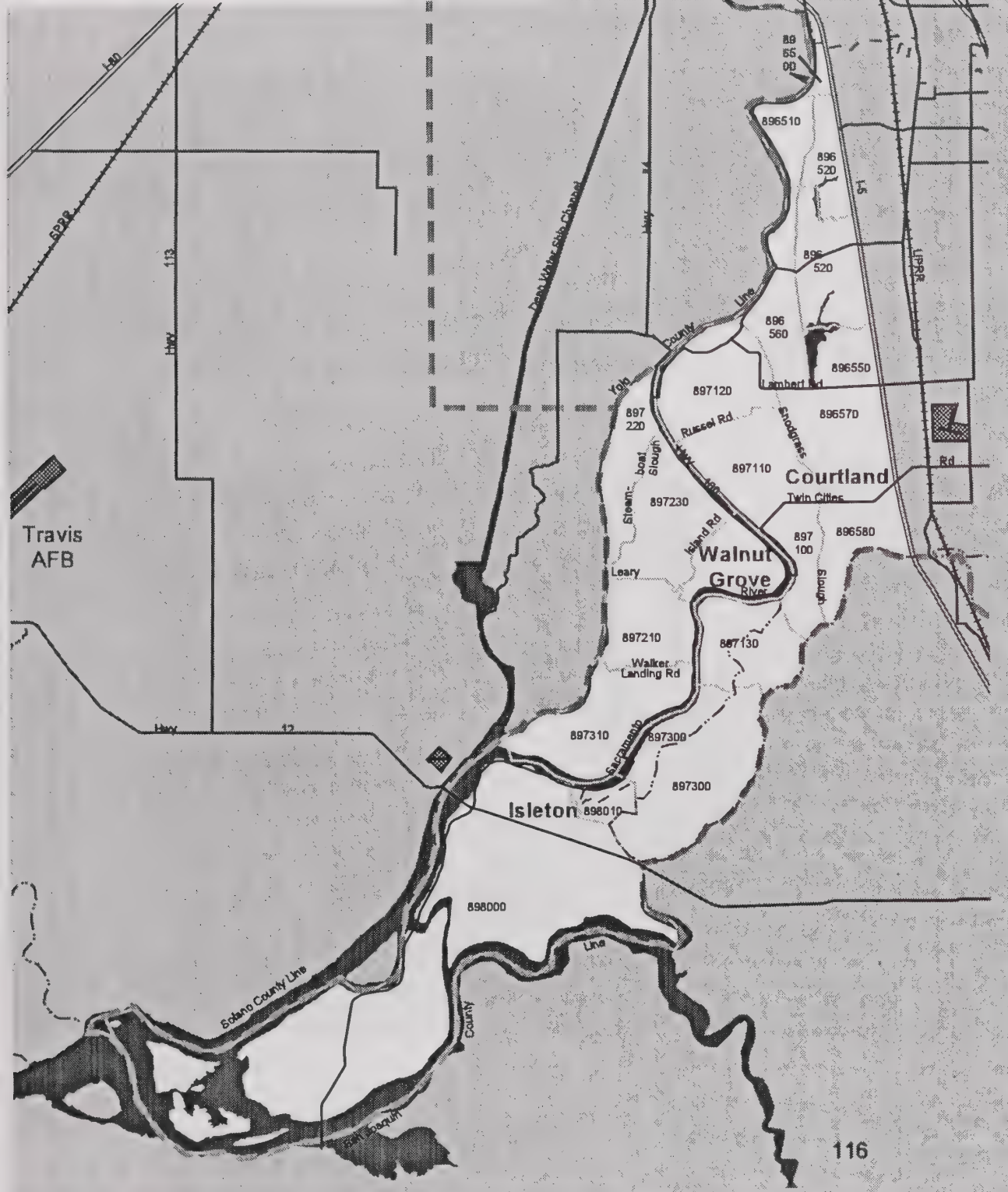
Delta

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 4 6 Miles

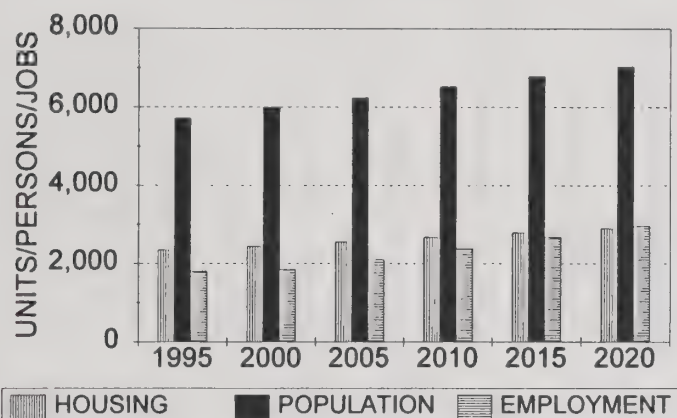


REGIONAL ANALYSIS DISTRICT 20

DELTA

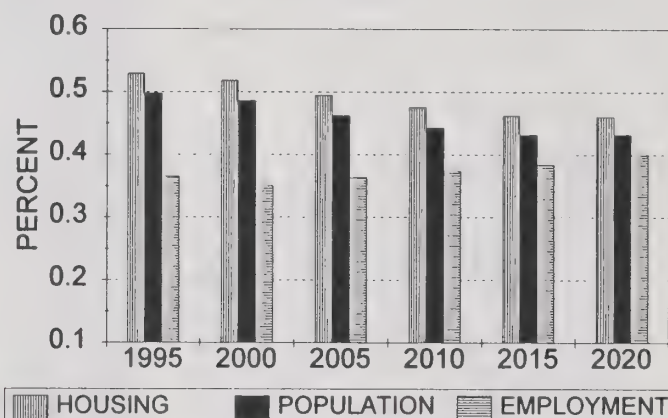
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,359 | 1,513 | 202 | 644 | 5,717 | 5,570 | 147 | 1,805 | 473 | 1,332 |
| 2000 | 2,450 | 1,581 | 216 | 653 | 5,994 | 5,847 | 147 | 1,850 | 503 | 1,347 |
| 2005 | 2,562 | 1,667 | 235 | 660 | 6,230 | 6,083 | 147 | 2,102 | 553 | 1,549 |
| 2010 | 2,681 | 1,770 | 240 | 671 | 6,520 | 6,373 | 147 | 2,383 | 610 | 1,773 |
| 2015 | 2,799 | 1,880 | 242 | 677 | 6,787 | 6,640 | 147 | 2,676 | 669 | 2,007 |
| 2020 | 2,906 | 1,984 | 244 | 678 | 7,037 | 6,890 | 147 | 2,968 | 727 | 2,241 |



Regional Analysis District - 21

Galt

Note: Regional Analysis District
does not match city limits

Sacramento County



Minor Zone Boundary

City Limit Line

County Lines

Interstates and Highways

Other Major Roads

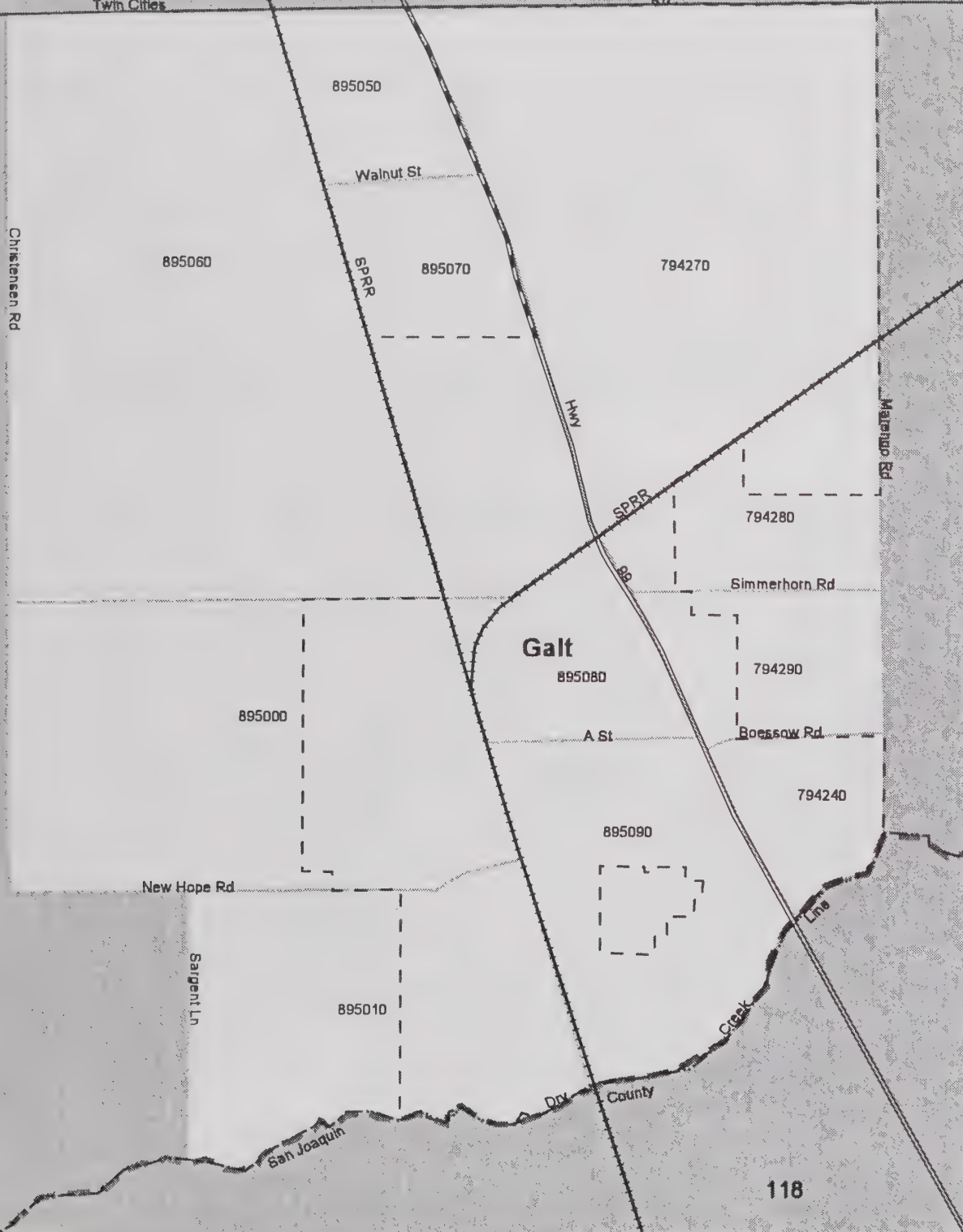
Water Features

Railroads

Airports and Military Bases

Schools & Institutions

0.5 0 0.5 1 Miles

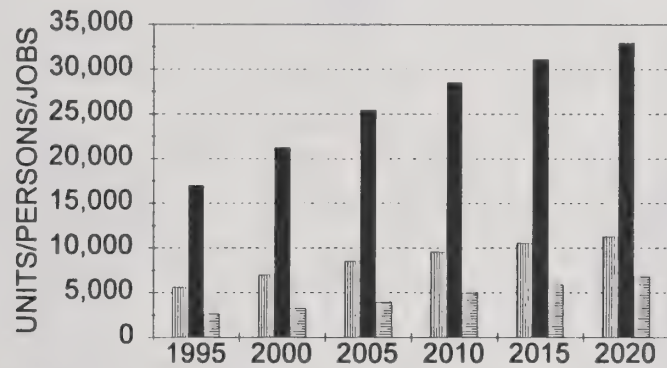


REGIONAL ANALYSIS DISTRICT 21

GALT

GROWTH

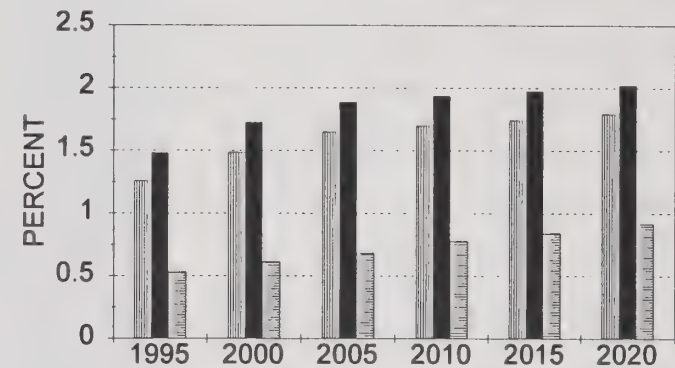
1995 - 2020



HOUSING POPULATION EMPLOYMENT

PERCENTAGE

OF COUNTY



HOUSING POPULATION EMPLOYMENT

| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 5,621 | 4,513 | 718 | 390 | 17,007 | 16,743 | 264 | 2,635 | 630 | 2,005 |
| 2000 | 7,036 | 5,774 | 866 | 396 | 21,231 | 20,930 | 301 | 3,252 | 775 | 2,477 |
| 2005 | 8,544 | 7,036 | 1,111 | 397 | 25,419 | 25,073 | 346 | 3,953 | 1,009 | 2,944 |
| 2010 | 9,589 | 7,871 | 1,312 | 406 | 28,504 | 28,112 | 392 | 4,968 | 1,183 | 3,785 |
| 2015 | 10,561 | 8,709 | 1,443 | 409 | 31,074 | 30,638 | 436 | 5,886 | 1,377 | 4,509 |
| 2020 | 11,323 | 9,256 | 1,657 | 410 | 32,908 | 32,447 | 461 | 6,818 | 1,564 | 5,254 |

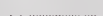
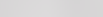
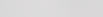

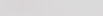
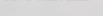
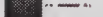
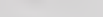



Regional Analysis District - 22

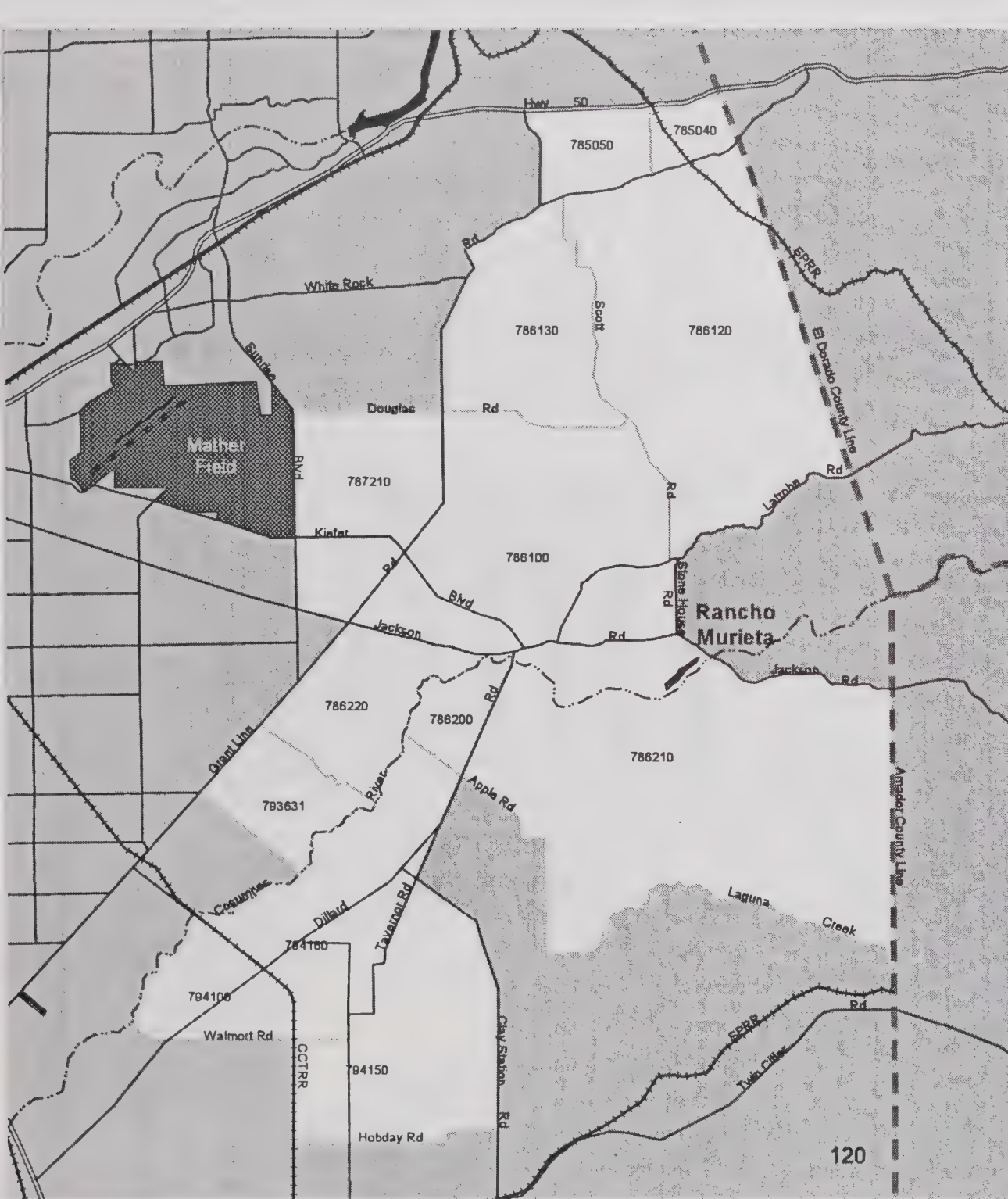
Cosumnes

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 4 6 Miles



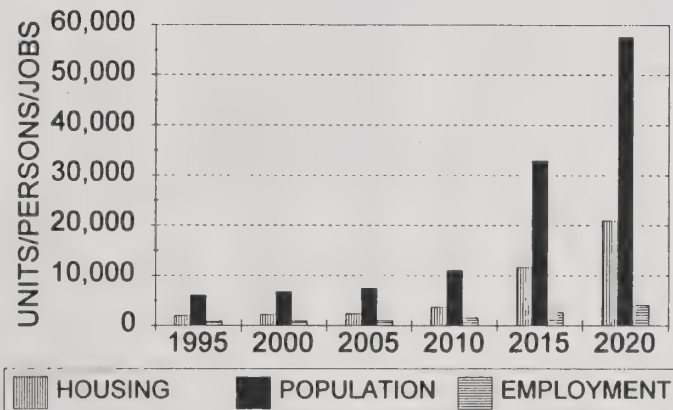
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REGIONAL ANALYSIS DISTRICT 22

COSUMNES

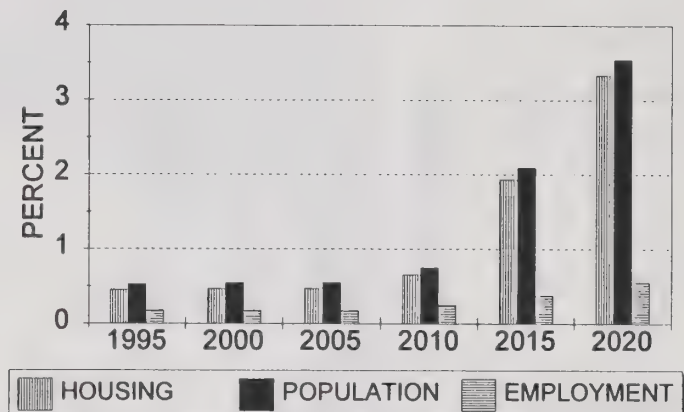
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,028 | 1,548 | 13 | 467 | 6,085 | 5,961 | 124 | 883 | 142 | 741 |
| 2000 | 2,207 | 1,700 | 19 | 488 | 6,718 | 6,568 | 150 | 915 | 154 | 761 |
| 2005 | 2,433 | 1,900 | 23 | 510 | 7,406 | 7,240 | 166 | 1,012 | 178 | 834 |
| 2010 | 3,725 | 3,025 | 175 | 525 | 11,014 | 10,829 | 185 | 1,588 | 442 | 1,146 |
| 2015 | 11,711 | 9,983 | 1,175 | 553 | 32,871 | 32,686 | 185 | 2,636 | 836 | 1,800 |
| 2020 | 21,027 | 17,241 | 3,227 | 559 | 57,611 | 57,426 | 185 | 4,090 | 1,344 | 2,746 |












Regional Analysis District - 23

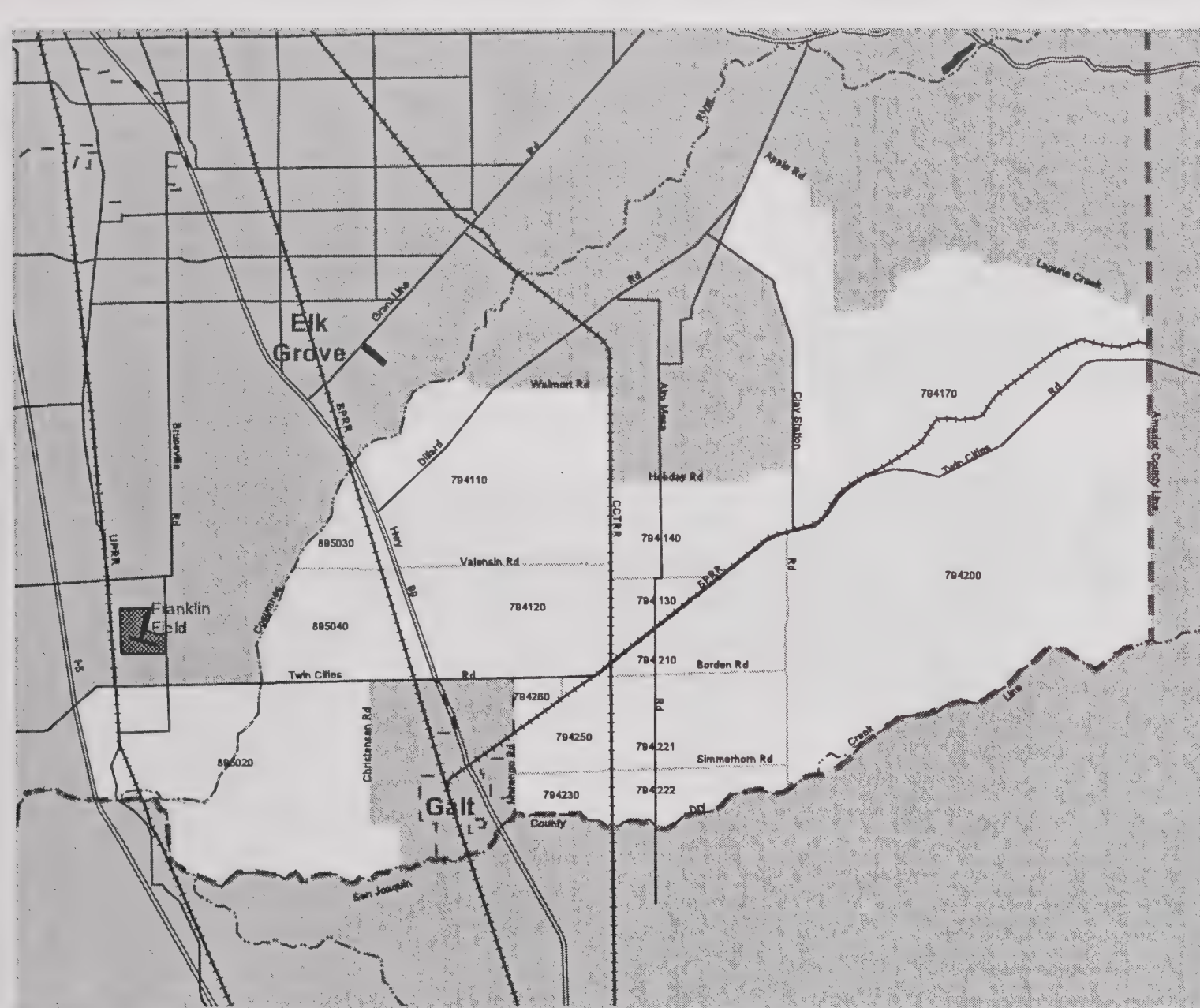
Southeast County

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 4 Miles

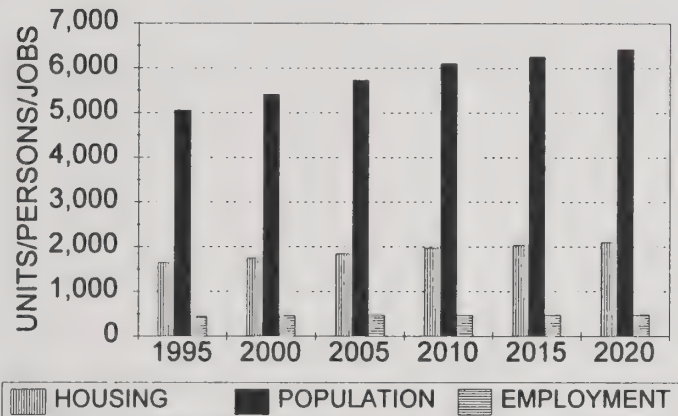



REGIONAL ANALYSIS DISTRICT 23

SOUTHEAST COUNTY

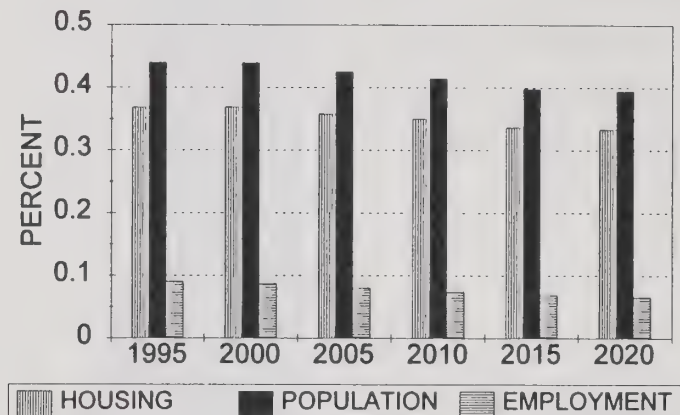
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,645 | 1,363 | 34 | 248 | 5,055 | 4,943 | 112 | 447 | 2 | 445 |
| 2000 | 1,745 | 1,431 | 38 | 276 | 5,414 | 5,275 | 139 | 459 | 10 | 449 |
| 2005 | 1,855 | 1,519 | 40 | 296 | 5,730 | 5,575 | 155 | 464 | 10 | 454 |
| 2010 | 1,976 | 1,617 | 42 | 317 | 6,106 | 5,933 | 173 | 473 | 13 | 460 |
| 2015 | 2,041 | 1,681 | 42 | 318 | 6,257 | 6,084 | 173 | 480 | 15 | 465 |
| 2020 | 2,106 | 1,738 | 42 | 326 | 6,422 | 6,249 | 173 | 487 | 17 | 470 |












Regional Analysis District - 24

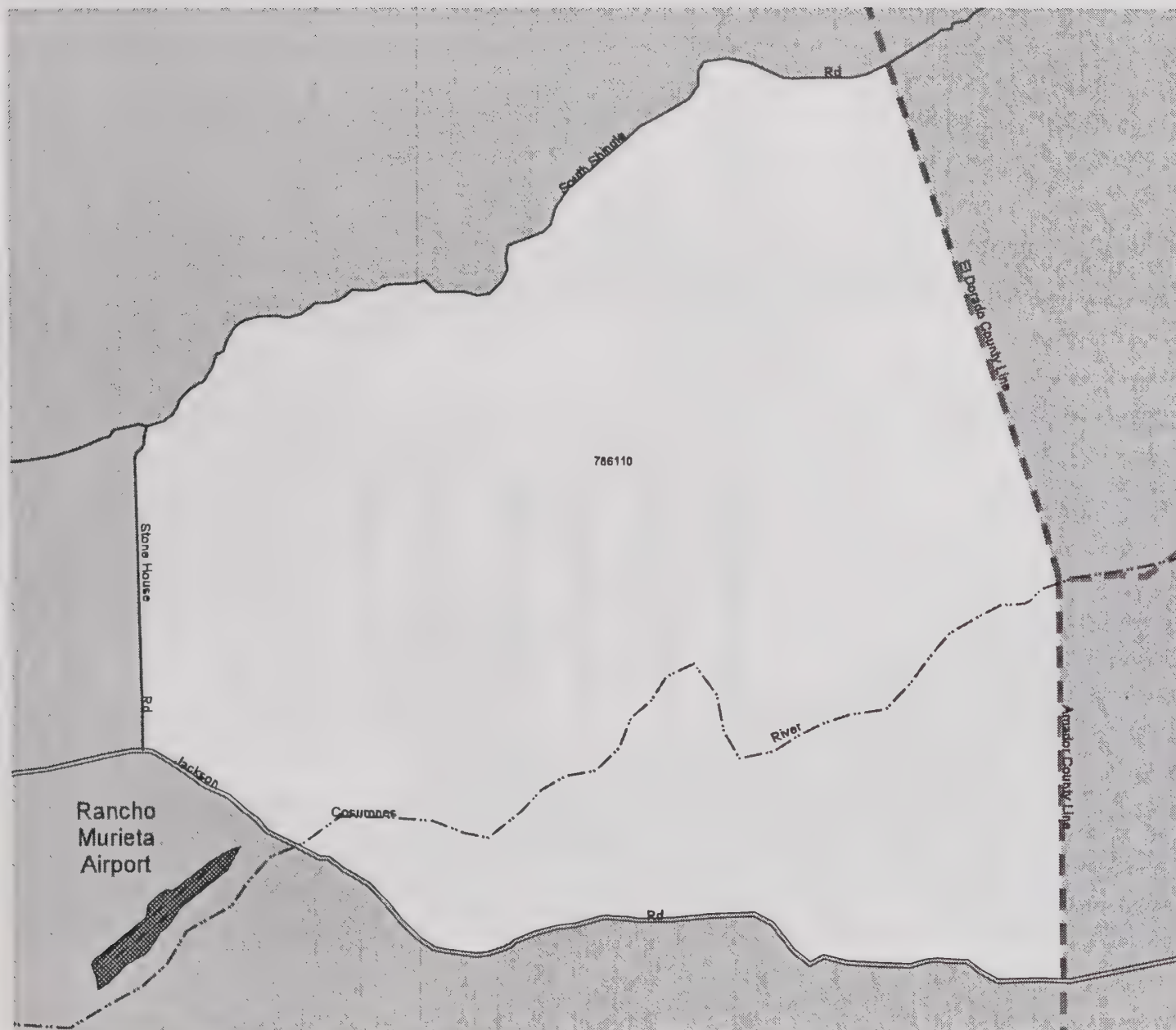
Rancho Murieta

Sacramento County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 1 Miles

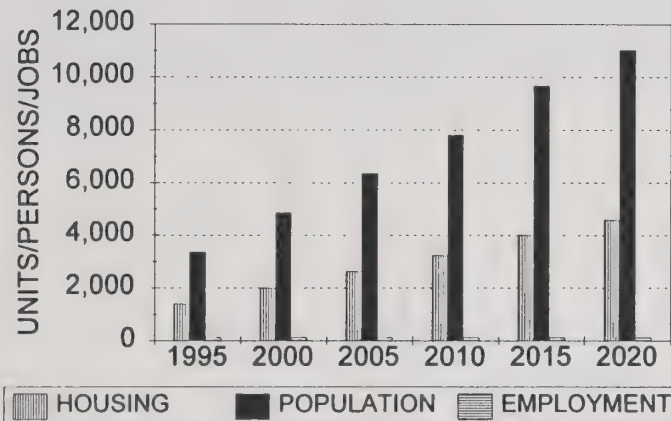


REGIONAL ANALYSIS DISTRICT 24

RANCHO MURIETA

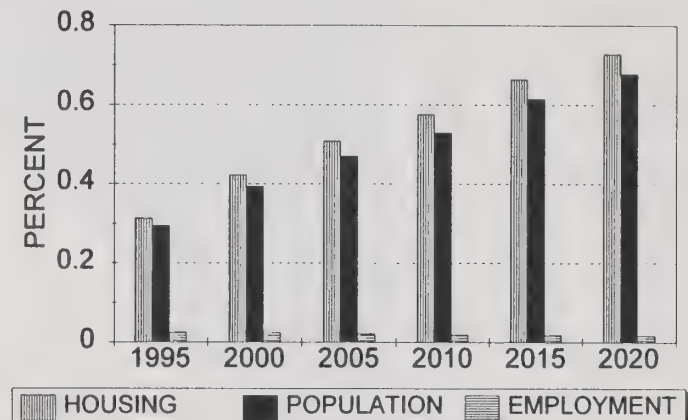
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,396 | 1,210 | 157 | 29 | 3,376 | 3,376 | 0 | 126 | 0 | 126 |
| 2000 | 1,999 | 1,800 | 170 | 29 | 4,856 | 4,856 | 0 | 126 | 0 | 126 |
| 2005 | 2,629 | 2,400 | 200 | 29 | 6,338 | 6,338 | 0 | 126 | 0 | 126 |
| 2010 | 3,241 | 2,987 | 225 | 29 | 7,793 | 7,793 | 0 | 126 | 0 | 126 |
| 2015 | 4,019 | 3,700 | 290 | 29 | 9,664 | 9,664 | 0 | 126 | 0 | 126 |
| 2020 | 4,589 | 4,200 | 360 | 29 | 11,035 | 11,035 | 0 | 126 | 0 | 126 |



Regional Analysis District - 25

Antelope

Sacramento County



- Minor Zone Boundary
- City Limit Line
- County Lines
- Interstates and Highways
- Other Major Roads
- Water Features
- Railroads
- Airports and Military Bases
- Schools & Institutions

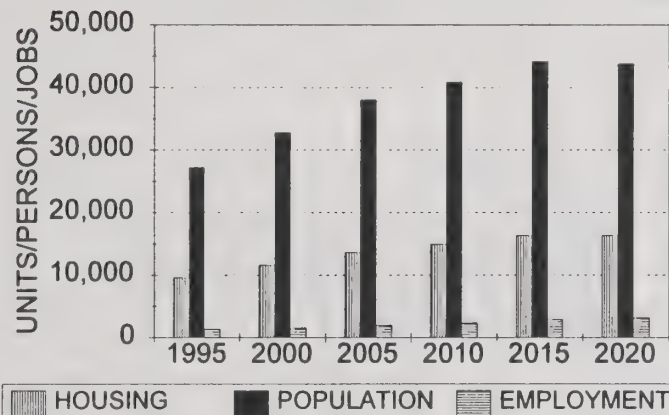
0.5 0 0.5 1 Miles

REGIONAL ANALYSIS DISTRICT 25

ANTELOPE

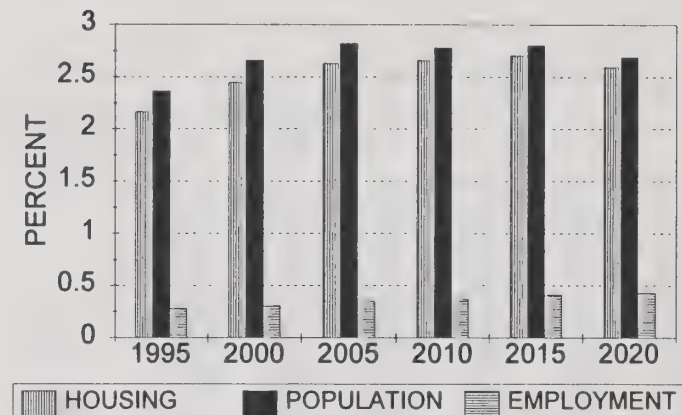
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY

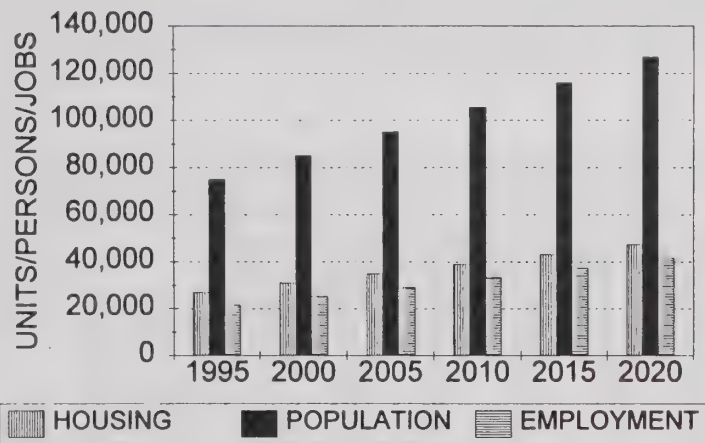


| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 9,652 | 8,388 | 1,245 | 19 | 27,192 | 27,192 | 0 | 1,388 | 639 | 749 |
| 2000 | 11,568 | 9,703 | 1,846 | 19 | 32,788 | 32,788 | 0 | 1,611 | 720 | 891 |
| 2005 | 13,612 | 10,565 | 3,028 | 19 | 37,999 | 37,999 | 0 | 2,019 | 905 | 1,114 |
| 2010 | 14,980 | 10,775 | 4,186 | 19 | 40,904 | 40,904 | 0 | 2,364 | 1,060 | 1,304 |
| 2015 | 16,359 | 10,831 | 5,509 | 19 | 44,077 | 44,077 | 0 | 2,877 | 1,222 | 1,655 |
| 2020 | 16,359 | 10,831 | 5,509 | 19 | 43,763 | 43,763 | 0 | 3,201 | 1,380 | 1,821 |

SUTTER COUNTY

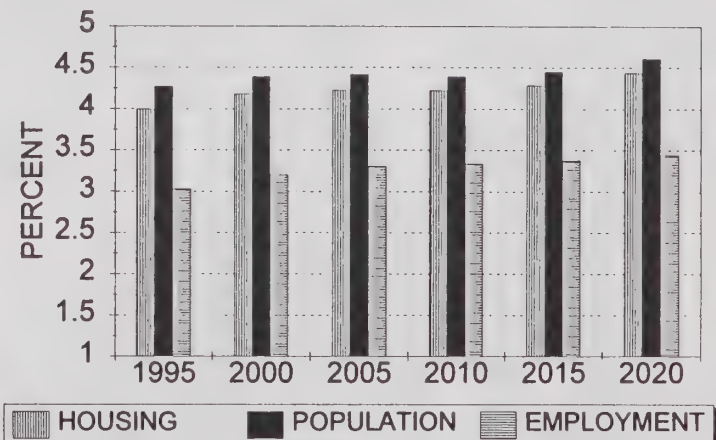
GROWTH

1995 - 2015



PERCENTAGE

OF REGION



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 27,022 | 19,322 | 5,896 | 1,804 | 75,050 | 74,028 | 1,022 | 21,493 | 6,350 | 15,143 |
| 2000 | 31,012 | 22,352 | 6,738 | 1,922 | 85,154 | 83,880 | 1,274 | 25,200 | 7,769 | 17,431 |
| 2005 | 34,954 | 25,372 | 7,558 | 2,024 | 95,290 | 94,009 | 1,281 | 29,129 | 8,858 | 20,271 |
| 2010 | 38,912 | 28,388 | 8,386 | 2,138 | 105,588 | 104,297 | 1,291 | 33,190 | 9,884 | 23,306 |
| 2015 | 43,018 | 31,639 | 9,122 | 2,257 | 116,039 | 114,742 | 1,297 | 37,300 | 10,834 | 26,466 |
| 2020 | 47,300 | 35,037 | 9,889 | 2,374 | 126,897 | 125,591 | 1,306 | 41,496 | 11,970 | 29,526 |

Population in Sutter County is expected to increase from 75,050 in 1995 to 126,897 in 2020. That is an increase of 51,847 or 69.1 percent increase. The largest increase is expected in Suburban Yuba City, with an increase of 41,453, which will account for 80.0 percent of all county population growth during the 25 year period. This is followed by Live Oak, with an increase of 4,956, and Yuba City with growth of 2,017.

The number of housing units is expected to grow from 27,022 to 47,300, an increase of 20,278 or 75.0 percent. Suburban Yuba City will account for most of the growth in housing units, adding 15,472. That is 76.3 percent of all new housing units expected during the 25 year period. Live Oak is expected to add 2,084 units, or 10.3 percent of all units added, while Yuba City will increase by 1,394 units, or 6.9 percent of all units.

Employment is projected to increase from 21,493 to 41,496, an increase of 20,003 or 93.1 percent over the 20 year period. Suburban Yuba City is expected to add 12,966 new jobs, which is 64.8 percent of all new jobs added in the county. Yuba City will add 4,814 new jobs and Live Oak will add 1,256. Overall, the Suburban Yuba City and Yuba City areas combined will account for 88.9 percent of all new jobs.

SUTTER COUNTY POPULATION

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|--------|--------|--------|---------|---------|---------|-------------------------|---------------------|
| RAD 30 - SOUTH SUTTER | 3,009 | 3,209 | 3,403 | 3,613 | 3,812 | 4,049 | 1,040 | 34.6 |
| RAD 31 - MERIDIAN - ROBBINS | 1,755 | 1,875 | 1,941 | 2,039 | 2,131 | 2,228 | 473 | 27.0 |
| RAD 32 - SUTTER | 3,277 | 3,577 | 3,807 | 4,044 | 4,241 | 4,414 | 1,137 | 34.7 |
| RAD 33 - LIVE OAK | 7,833 | 8,932 | 9,872 | 10,829 | 11,799 | 12,789 | 4,956 | 63.3 |
| RAD 34 - TUDOR | 2,640 | 2,776 | 2,928 | 3,082 | 3,239 | 3,411 | 771 | 29.2 |
| RAD 35 - SUBURBAN YUBA CITY | 30,404 | 38,205 | 46,296 | 54,259 | 62,689 | 71,857 | 41,453 | 136.3 |
| RAD 36 - YUBA CITY | 26,132 | 26,580 | 27,043 | 27,722 | 28,128 | 28,149 | 2,017 | 7.7 |
| COUNTY TOTAL | 75,050 | 85,154 | 95,290 | 105,588 | 116,039 | 126,897 | 51,847 | 69.1 |

SUTTER COUNTY HOUSING UNITS

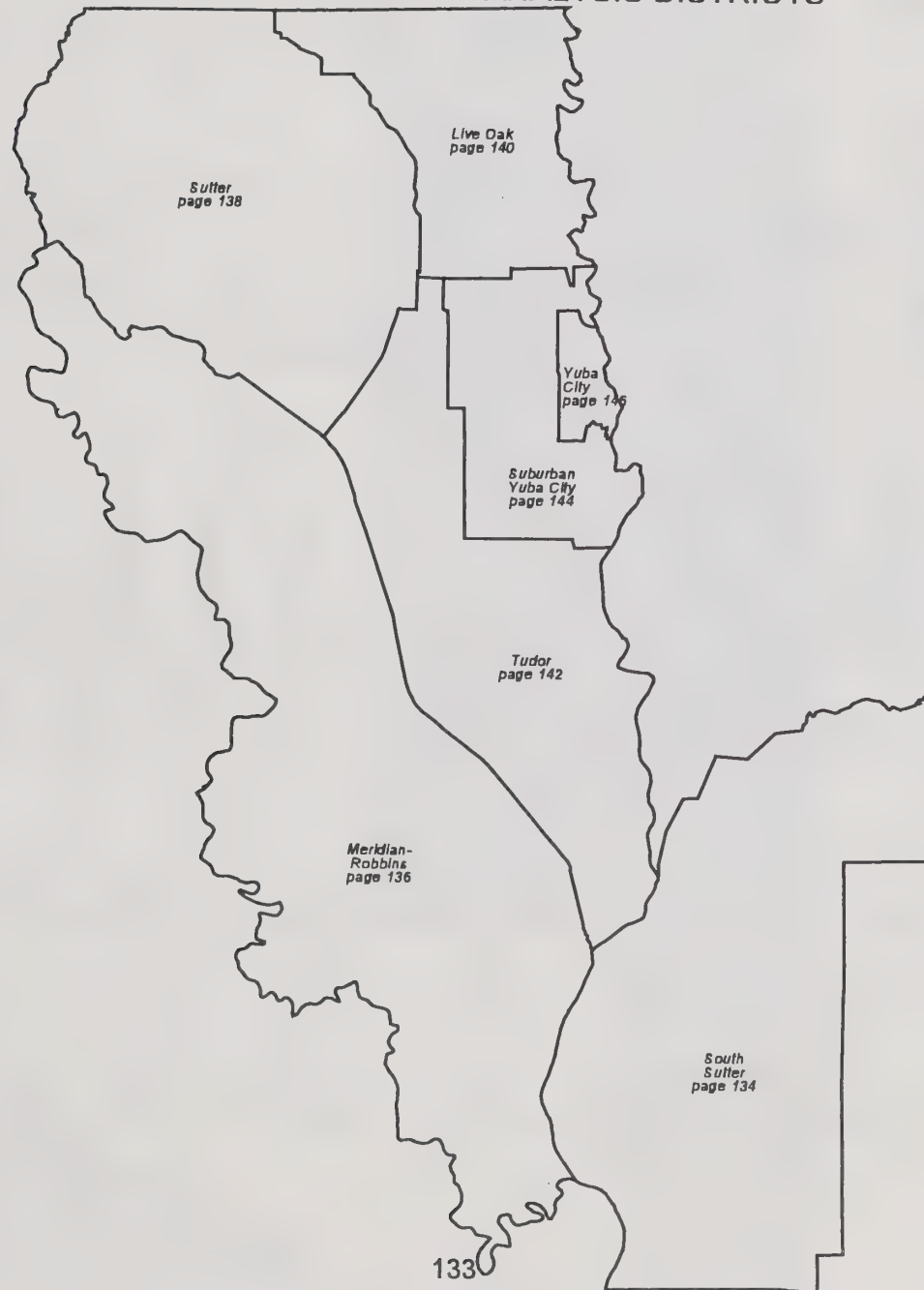
| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 -2020 INCREASE | PERCENT INCREASE |
|----------------------------------|--------|--------|--------|--------|--------|--------|------------------------|---------------------|
| RAD 30 - SOUTH SUTTER | 1,152 | 1,231 | 1,314 | 1,397 | 1,486 | 1,587 | 435 | 37.8 |
| RAD 31 - MERIDIAN - ROBBINS | 650 | 697 | 729 | 768 | 811 | 857 | 207 | 31.8 |
| RAD 32 - SUTTER | 1,145 | 1,237 | 1,318 | 1,400 | 1,472 | 1,536 | 391 | 34.1 |
| RAD 33 - LIVE OAK | 2,553 | 2,963 | 3,373 | 3,772 | 4,209 | 4,637 | 2,084 | 81.6 |
| RAD 34 - TUDOR | 927 | 977 | 1,035 | 1,092 | 1,155 | 1,222 | 295 | 31.8 |
| RAD 35 - SUBURBAN YUBA CITY | 10,749 | 13,649 | 16,633 | 19,613 | 22,754 | 26,221 | 15,472 | 143.9 |
| RAD 36 - YUBA CITY | 9,846 | 10,258 | 10,552 | 10,870 | 11,131 | 11,240 | 1,394 | 14.2 |
| COUNTY TOTAL | 27,022 | 31,012 | 34,954 | 38,912 | 43,018 | 47,300 | 20,278 | 75.0 |

SUTTER COUNTY EMPLOYMENT

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|--------|--------|--------|--------|--------|--------|-------------------------|---------------------|
| RAD 30 - SOUTH SUTTER | 446 | 472 | 503 | 537 | 582 | 628 | 182 | 40.8 |
| RAD 31 - MERIDIAN - ROBBINS | 377 | 426 | 488 | 558 | 627 | 708 | 331 | 87.8 |
| RAD 32 - SUTTER | 681 | 707 | 749 | 803 | 857 | 912 | 231 | 33.9 |
| RAD 33 - LIVE OAK | 773 | 949 | 1,209 | 1,493 | 1,769 | 2,029 | 1,256 | 162.5 |
| RAD 34 - TUDOR | 715 | 745 | 780 | 822 | 872 | 938 | 223 | 31.2 |
| RAD 35 - SUBURBAN YUBA CITY | 7,614 | 9,823 | 12,280 | 14,910 | 17,502 | 20,580 | 12,966 | 170.3 |
| RAD 36 - YUBA CITY | 10,887 | 12,078 | 13,120 | 14,067 | 15,091 | 15,701 | 4,814 | 44.2 |
| COUNTY TOTAL | 21,493 | 25,200 | 29,129 | 33,190 | 37,300 | 41,496 | 20,003 | 93.1 |

SUTTER COUNTY

INDEX TO REGIONAL ANALYSIS DISTRICTS





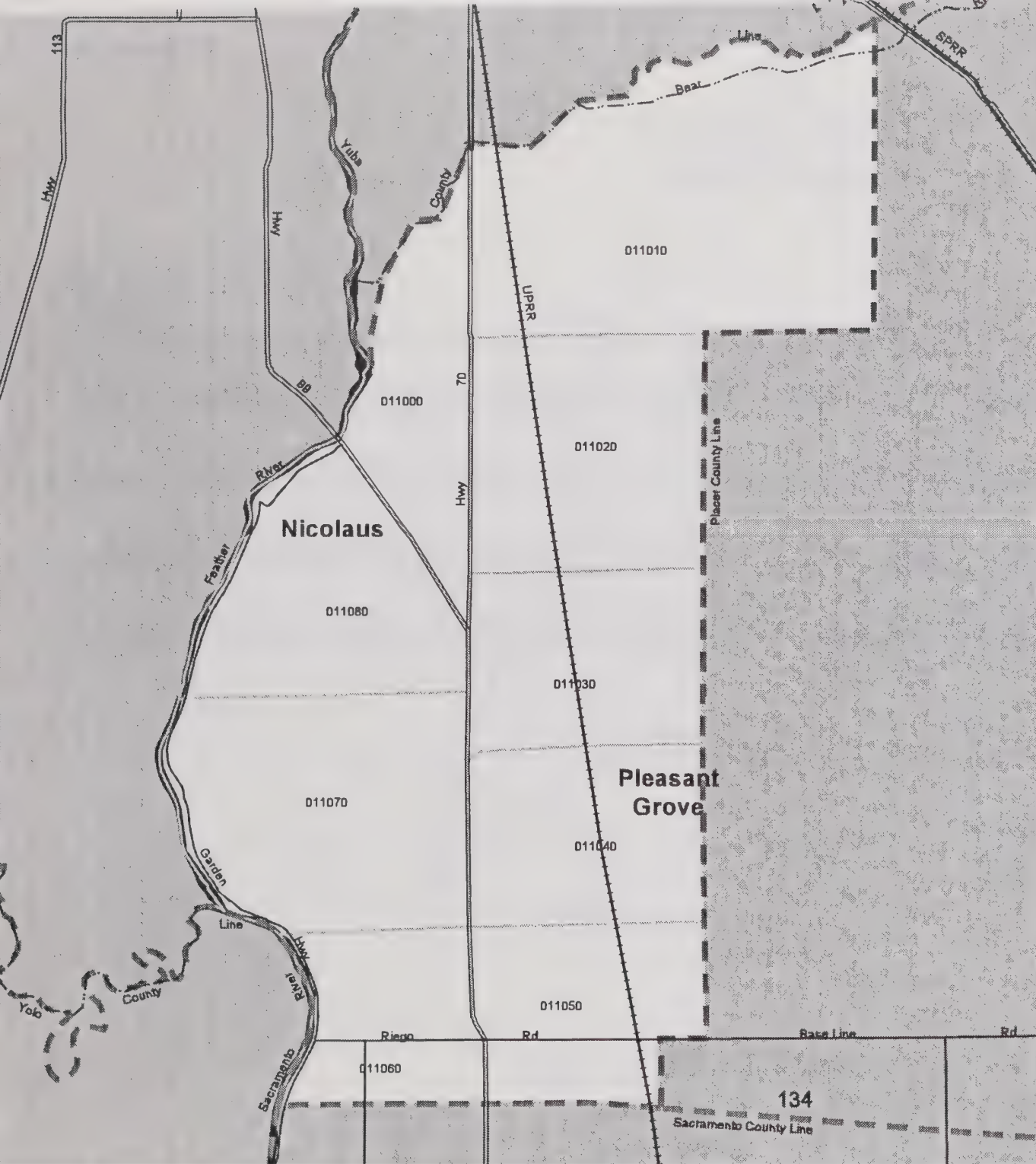
Regional Analysis District - 30

South Sutter

Sutter County



- Minor Zone Boundary
- City Limit Line
- County Lines
- Interstates and Highways
- Other Major Roads
- Water Features
- Railroads
- Airports and Military Bases
- Schools & Institutions

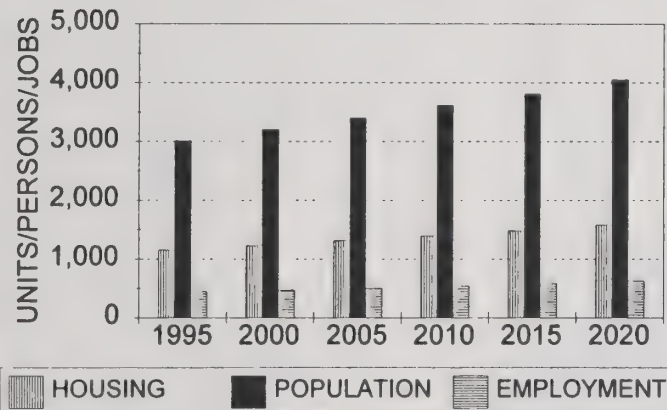


REGIONAL ANALYSIS DISTRICT 30

SOUTH SUTTER

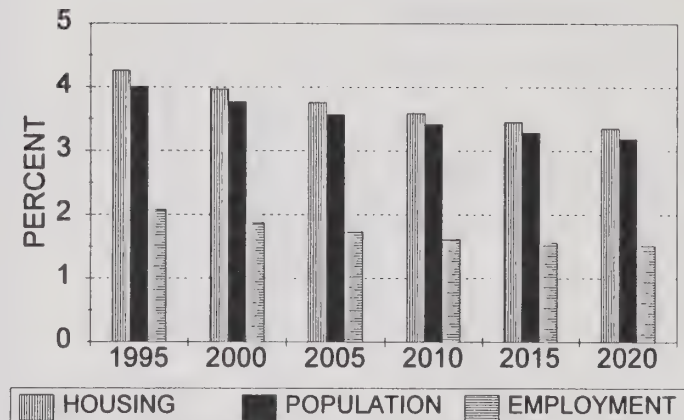
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,152 | 862 | 10 | 280 | 3,009 | 2,986 | 23 | 446 | 55 | 391 |
| 2000 | 1,231 | 906 | 10 | 315 | 3,209 | 3,186 | 23 | 472 | 68 | 404 |
| 2005 | 1,314 | 946 | 14 | 354 | 3,403 | 3,380 | 23 | 503 | 80 | 423 |
| 2010 | 1,397 | 987 | 14 | 396 | 3,613 | 3,590 | 23 | 537 | 96 | 441 |
| 2015 | 1,486 | 1,031 | 14 | 441 | 3,812 | 3,789 | 23 | 582 | 115 | 467 |
| 2020 | 1,587 | 1,086 | 14 | 487 | 4,049 | 4,026 | 23 | 628 | 135 | 493 |












Regional Analysis District - 31

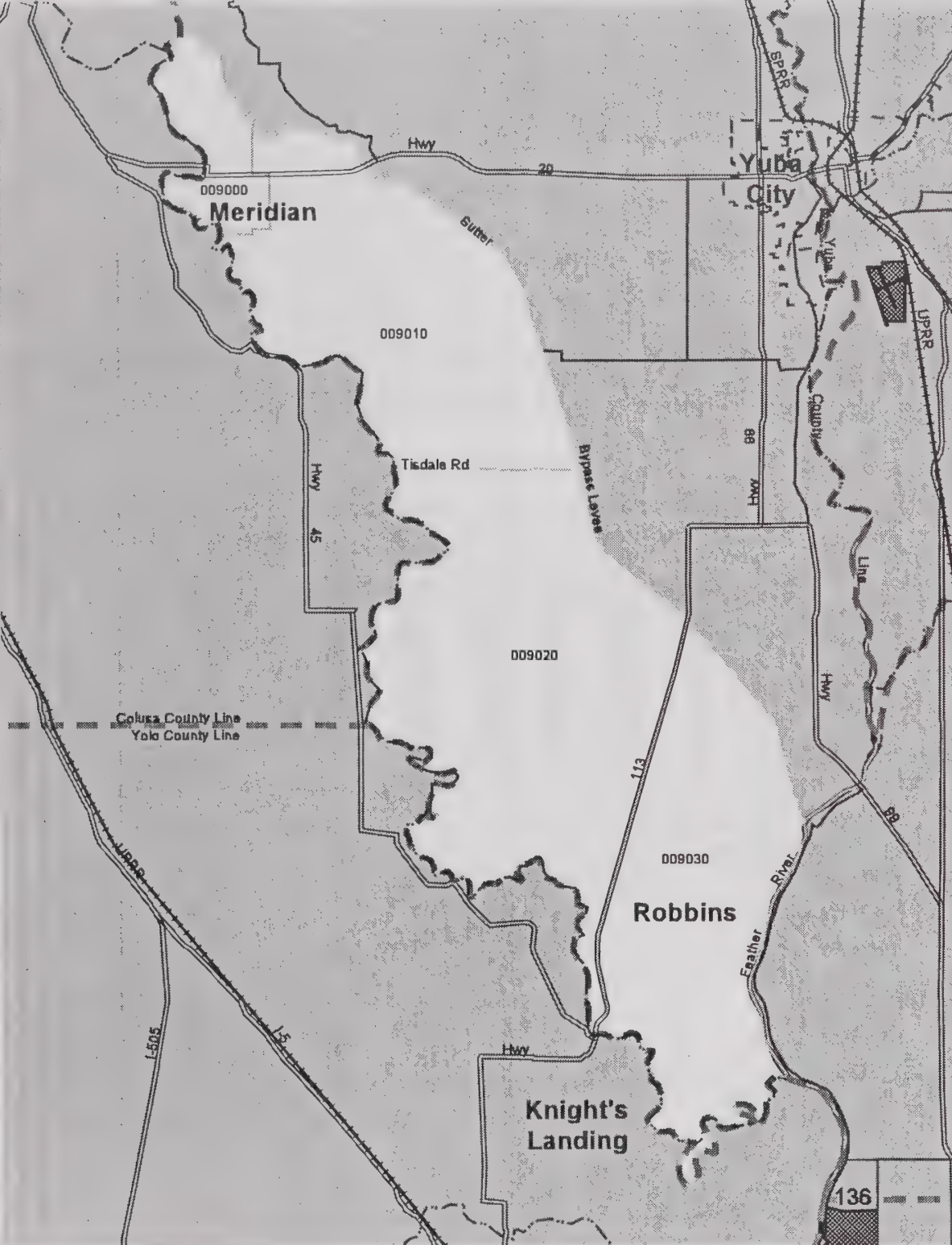
Meridian-Robbins

**Sutter
County**



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

5 0 5 Miles

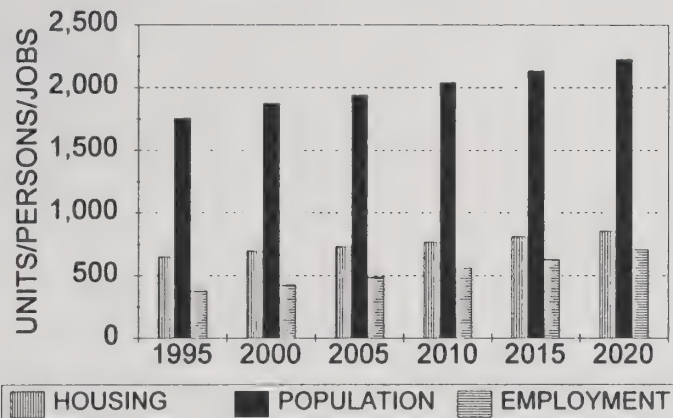


REGIONAL ANALYSIS DISTRICT 31

MERIDIAN - ROBBINS

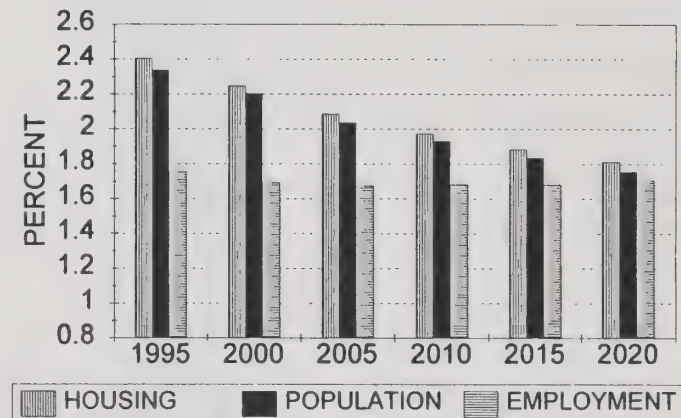
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 650 | 522 | 17 | 111 | 1,755 | 1,749 | 6 | 377 | 29 | 348 |
| 2000 | 697 | 542 | 22 | 133 | 1,875 | 1,868 | 7 | 426 | 36 | 390 |
| 2005 | 729 | 558 | 22 | 149 | 1,941 | 1,934 | 7 | 488 | 45 | 443 |
| 2010 | 768 | 577 | 24 | 167 | 2,039 | 2,031 | 8 | 558 | 56 | 502 |
| 2015 | 811 | 597 | 28 | 186 | 2,131 | 2,123 | 8 | 627 | 68 | 559 |
| 2020 | 857 | 622 | 29 | 206 | 2,228 | 2,219 | 9 | 708 | 81 | 627 |













Regional Analysis District - 32

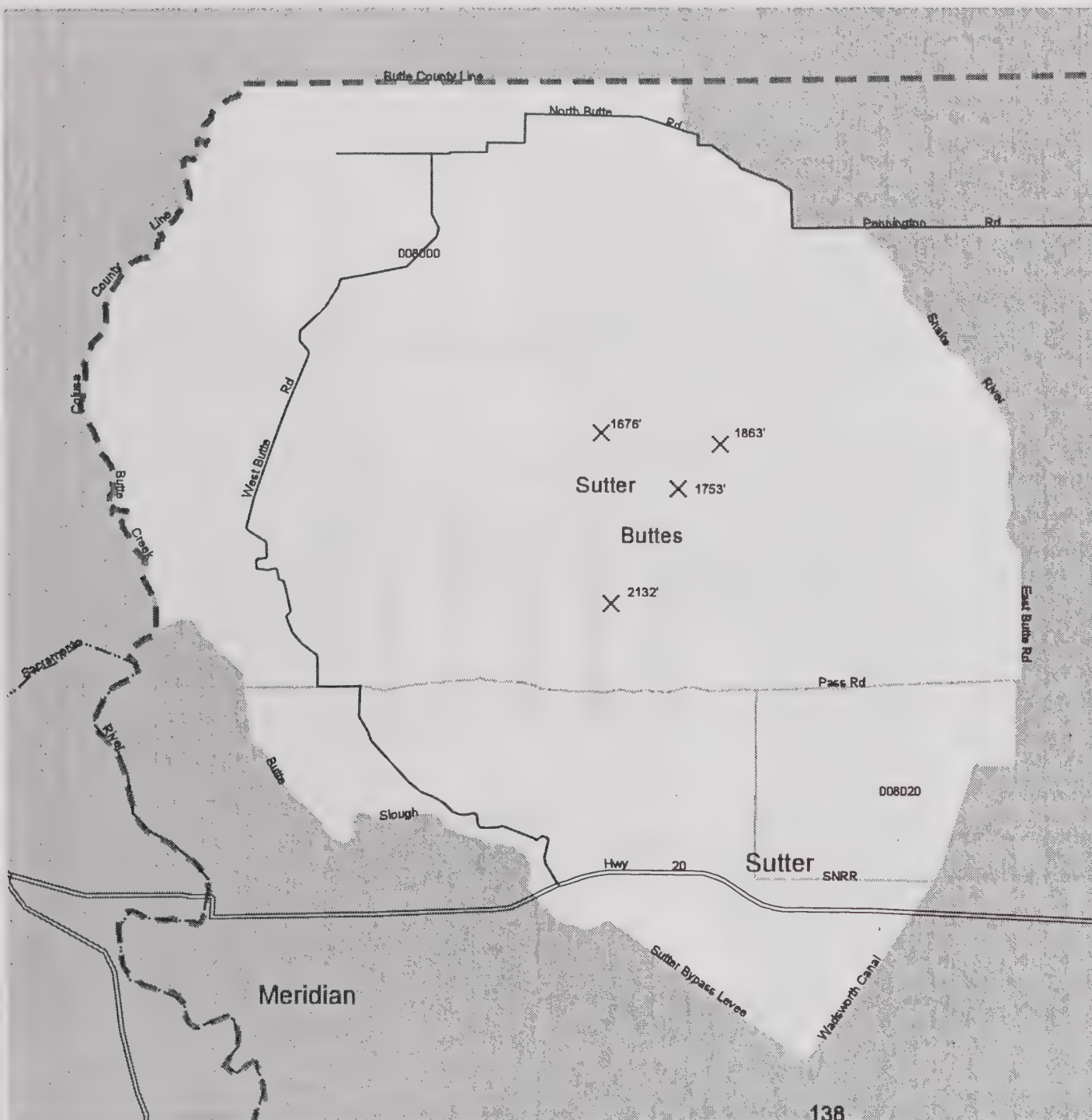
Sutter

Sutter County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions
-  Peak (with elevation)

2 0 2 Miles

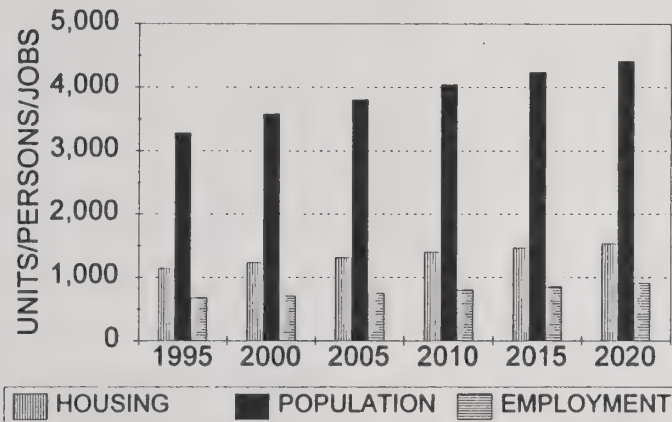


REGIONAL ANALYSIS DISTRICT 32

SUTTER

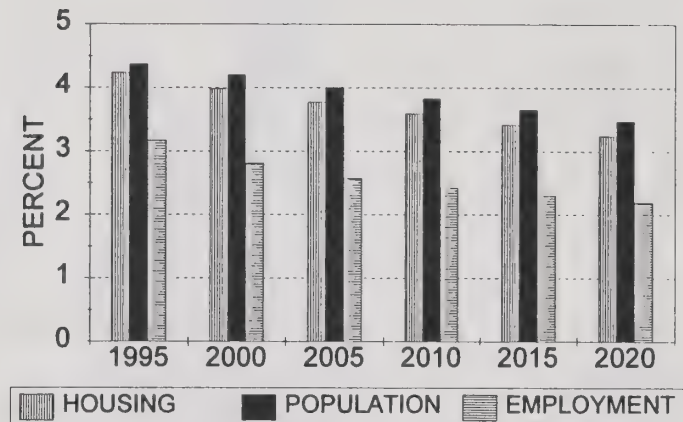
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,145 | 1,017 | 58 | 70 | 3,277 | 3,271 | 6 | 681 | 100 | 581 |
| 2000 | 1,237 | 1,097 | 58 | 82 | 3,577 | 3,570 | 7 | 707 | 121 | 586 |
| 2005 | 1,318 | 1,166 | 58 | 94 | 3,807 | 3,800 | 7 | 749 | 152 | 597 |
| 2010 | 1,400 | 1,235 | 58 | 107 | 4,044 | 4,036 | 8 | 803 | 194 | 609 |
| 2015 | 1,472 | 1,299 | 58 | 115 | 4,241 | 4,233 | 8 | 857 | 233 | 624 |
| 2020 | 1,536 | 1,353 | 58 | 125 | 4,414 | 4,405 | 9 | 912 | 272 | 640 |












Regional Analysis District - 33

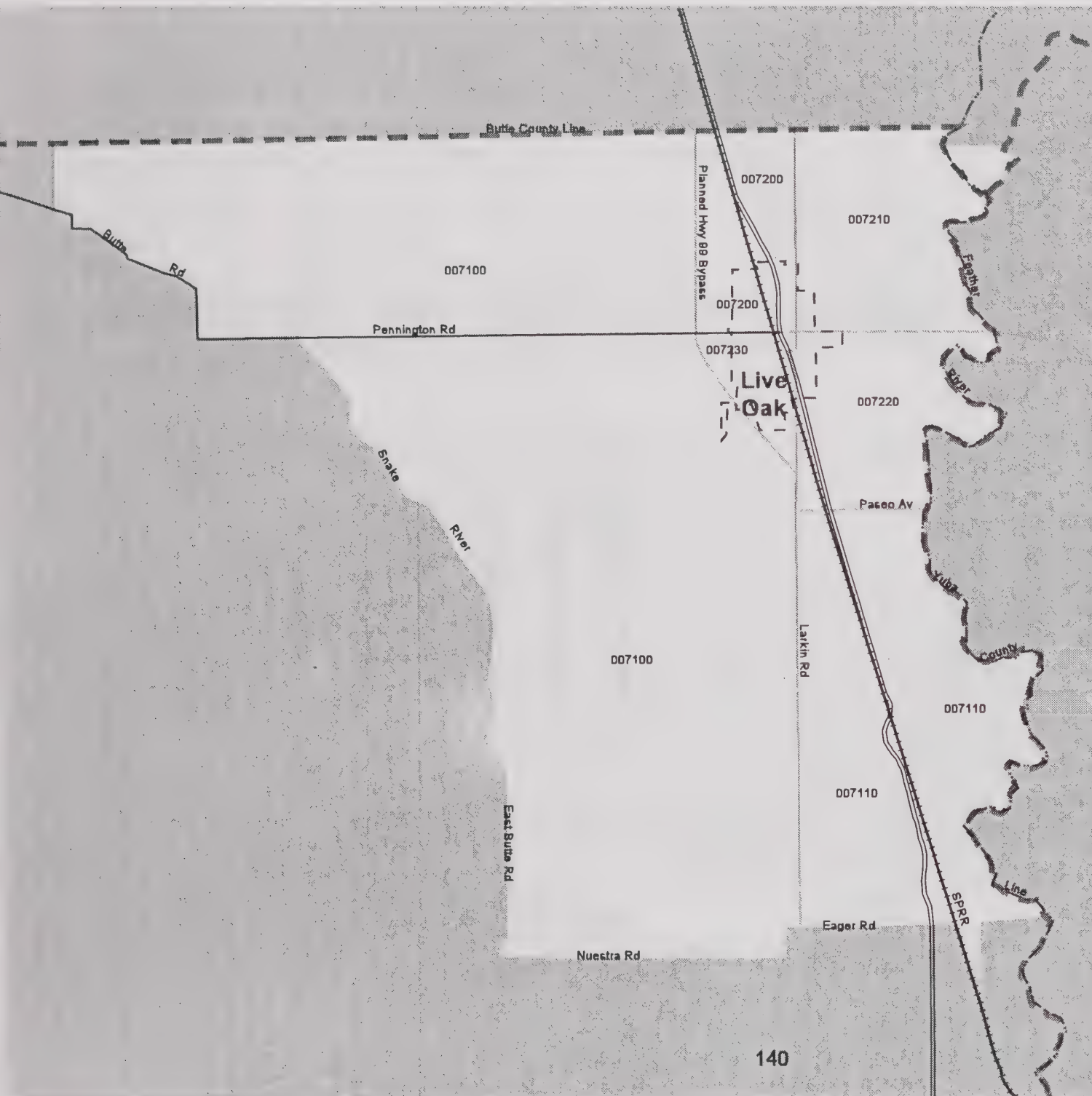
Live Oak

Note: Regional Analysis District
does not match city limits

Sutter County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

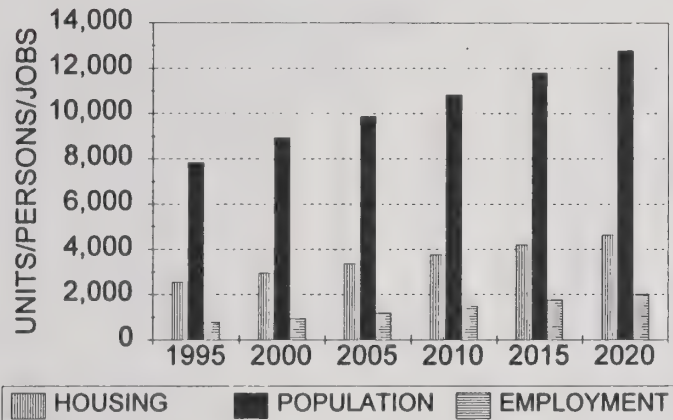


REGIONAL ANALYSIS DISTRICT 33

LIVE OAK

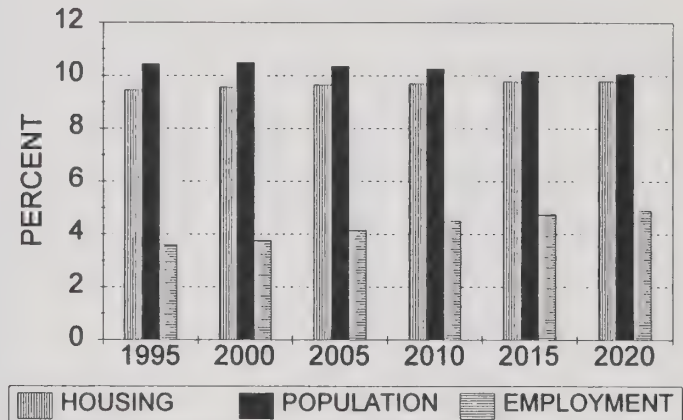
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,553 | 2,104 | 248 | 201 | 7,833 | 7,547 | 286 | 773 | 259 | 514 |
| 2000 | 2,963 | 2,363 | 365 | 235 | 8,932 | 8,406 | 526 | 949 | 365 | 584 |
| 2005 | 3,373 | 2,666 | 447 | 260 | 9,872 | 9,346 | 526 | 1,209 | 510 | 699 |
| 2010 | 3,772 | 2,951 | 532 | 289 | 10,829 | 10,303 | 526 | 1,493 | 670 | 823 |
| 2015 | 4,209 | 3,287 | 599 | 323 | 11,799 | 11,273 | 526 | 1,769 | 815 | 954 |
| 2020 | 4,637 | 3,638 | 644 | 355 | 12,789 | 12,263 | 526 | 2,029 | 960 | 1,069 |












Regional Analysis District - 34

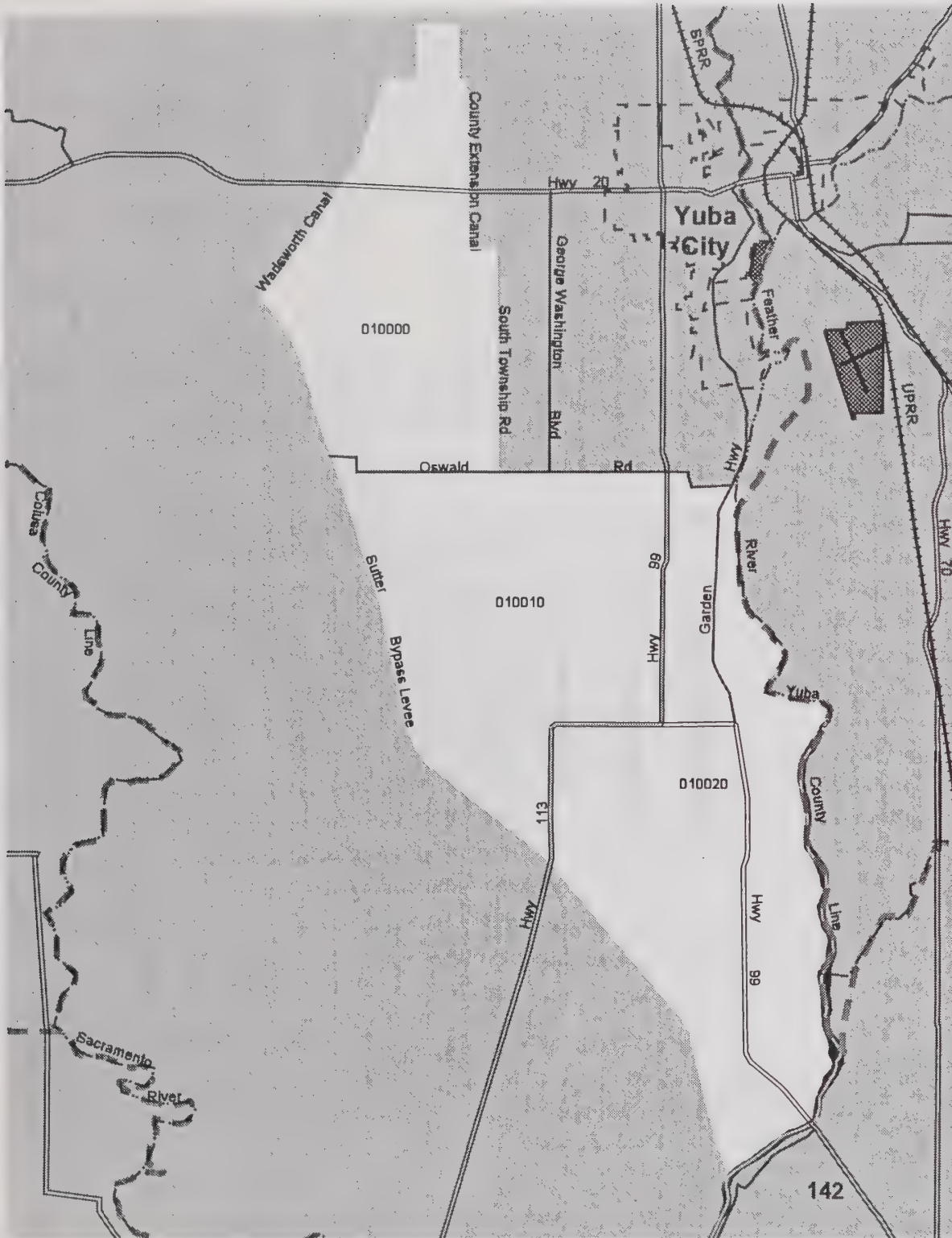
Tudor

Sutter County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 4 Miles

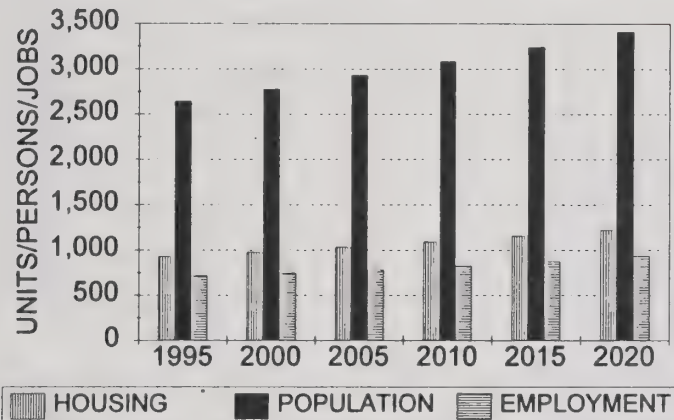


REGIONAL ANALYSIS DISTRICT 34

TUDOR

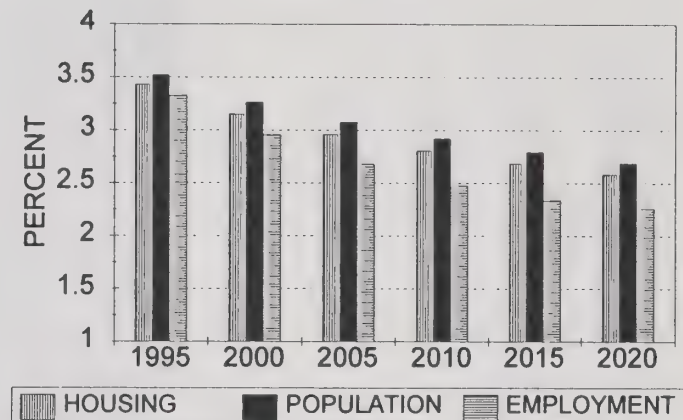
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 927 | 808 | 37 | 82 | 2,640 | 2,624 | 16 | 715 | 73 | 642 |
| 2000 | 977 | 849 | 37 | 91 | 2,776 | 2,759 | 17 | 745 | 85 | 660 |
| 2005 | 1,035 | 894 | 41 | 100 | 2,928 | 2,911 | 17 | 780 | 97 | 683 |
| 2010 | 1,092 | 941 | 41 | 110 | 3,082 | 3,064 | 18 | 822 | 111 | 711 |
| 2015 | 1,155 | 992 | 41 | 122 | 3,239 | 3,221 | 18 | 872 | 130 | 742 |
| 2020 | 1,222 | 1,044 | 43 | 135 | 3,411 | 3,392 | 19 | 938 | 159 | 779 |












Regional Analysis District - 35

Suburban Yuba City

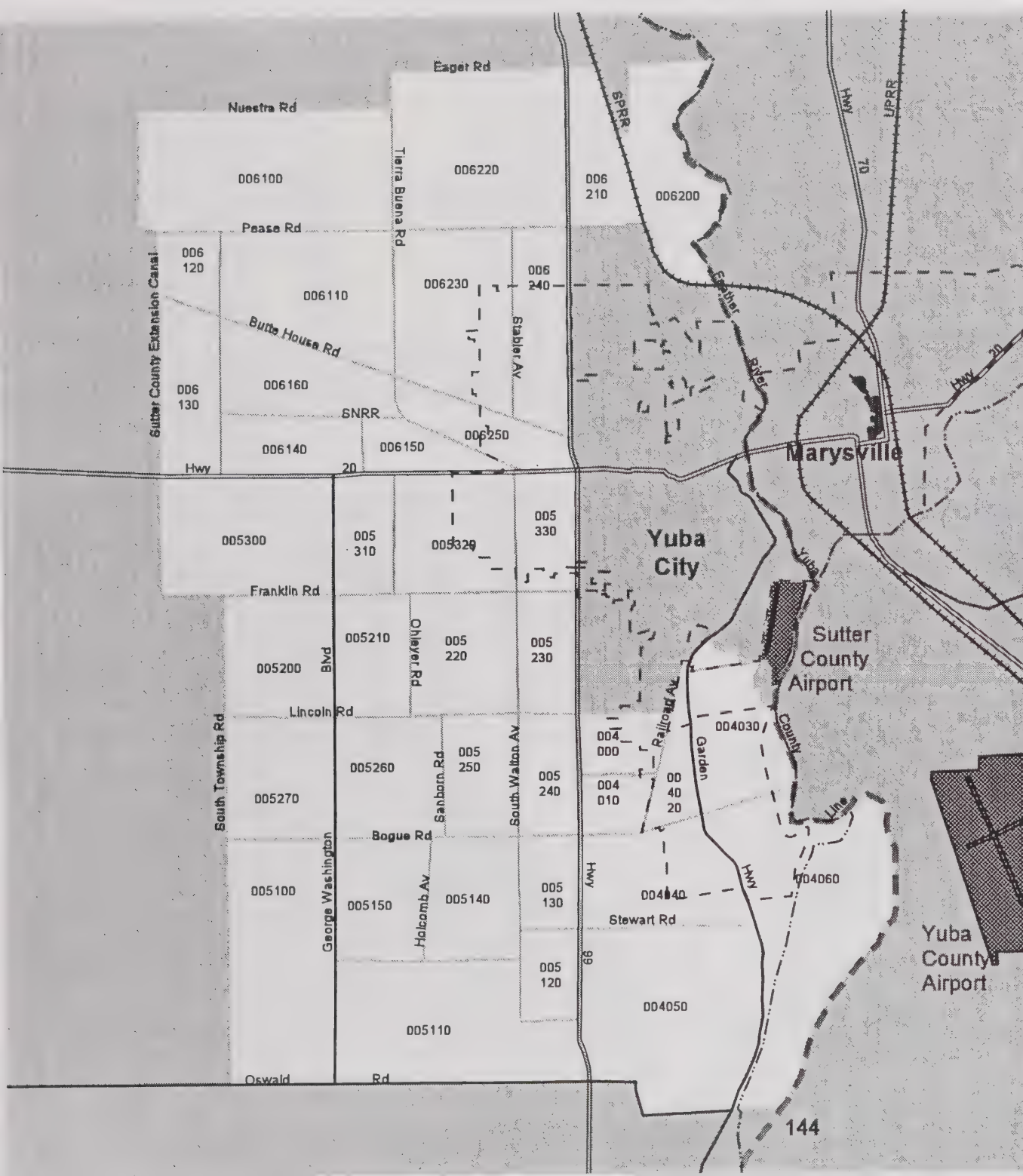
Note: Regional Analysis District
does not match city limits

Sutter County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

1 0 1 2 Miles

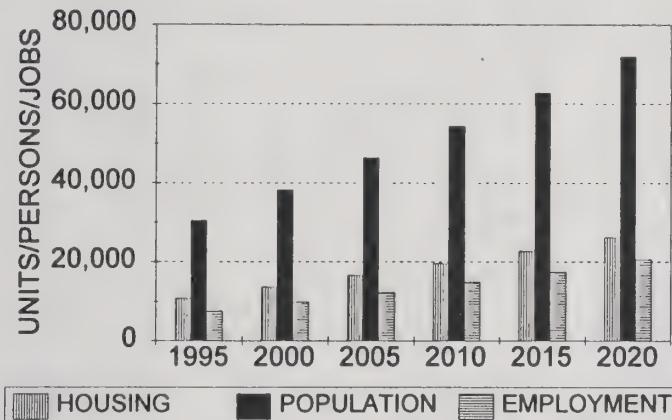


REGIONAL ANALYSIS DISTRICT 35

SUBURBAN YUBA CITY

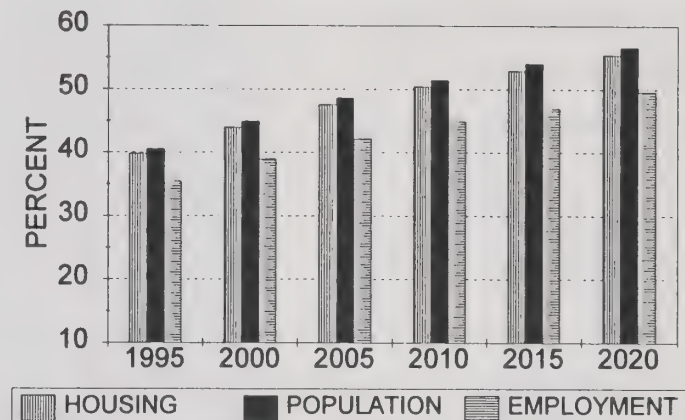
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 10,749 | 8,546 | 1,457 | 746 | 30,404 | 30,073 | 331 | 7,614 | 2,079 | 5,535 |
| 2000 | 13,649 | 10,896 | 2,001 | 752 | 38,205 | 37,865 | 340 | 9,823 | 2,956 | 6,867 |
| 2005 | 16,633 | 13,281 | 2,596 | 756 | 46,296 | 45,949 | 347 | 12,280 | 3,604 | 8,676 |
| 2010 | 19,613 | 15,671 | 3,182 | 760 | 54,259 | 53,904 | 355 | 14,910 | 4,231 | 10,679 |
| 2015 | 22,754 | 18,258 | 3,733 | 763 | 62,689 | 62,328 | 361 | 17,502 | 4,773 | 12,729 |
| 2020 | 26,221 | 21,034 | 4,425 | 762 | 71,857 | 71,490 | 367 | 20,580 | 5,488 | 15,092 |












Regional Analysis District - 36

Yuba City

Note: Regional Analysis District
does not match city limits

Sutter County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 Miles

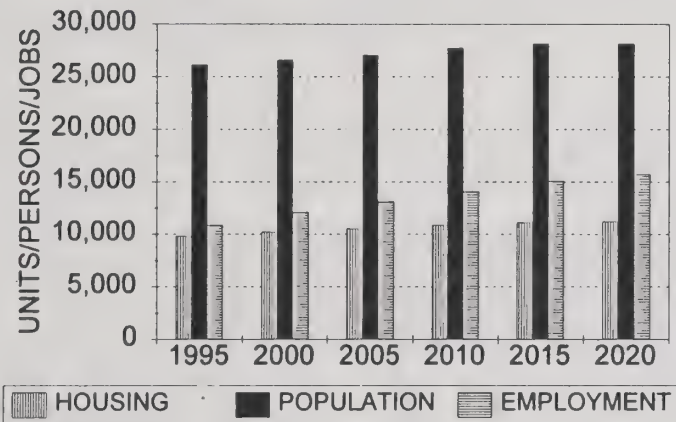


REGIONAL ANALYSIS DISTRICT 36

YUBA CITY

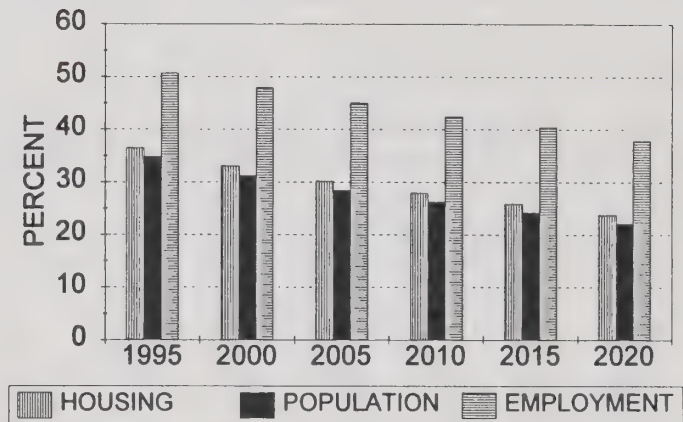
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY

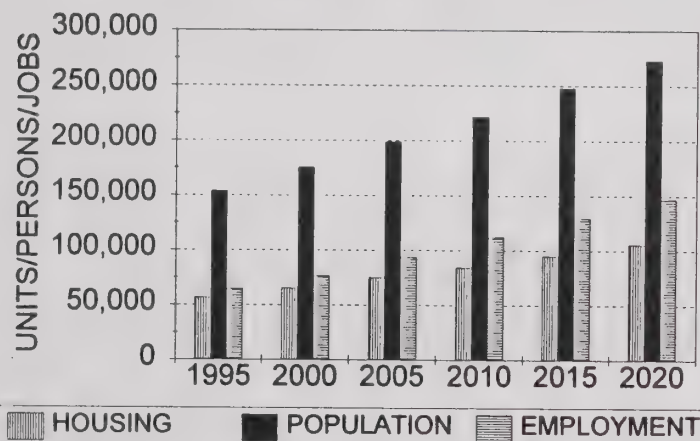


| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 9,846 | 5,463 | 4,069 | 314 | 26,132 | 25,778 | 354 | 10,887 | 3,755 | 7,132 |
| 2000 | 10,258 | 5,699 | 4,245 | 314 | 26,580 | 26,226 | 354 | 12,078 | 4,138 | 7,940 |
| 2005 | 10,552 | 5,861 | 4,380 | 311 | 27,043 | 26,689 | 354 | 13,120 | 4,370 | 8,750 |
| 2010 | 10,870 | 6,026 | 4,535 | 309 | 27,722 | 27,369 | 353 | 14,067 | 4,526 | 9,541 |
| 2015 | 11,131 | 6,175 | 4,649 | 307 | 28,128 | 27,775 | 353 | 15,091 | 4,700 | 10,391 |
| 2020 | 11,240 | 6,260 | 4,676 | 304 | 28,149 | 27,796 | 353 | 15,701 | 4,875 | 10,826 |

YOLO COUNTY

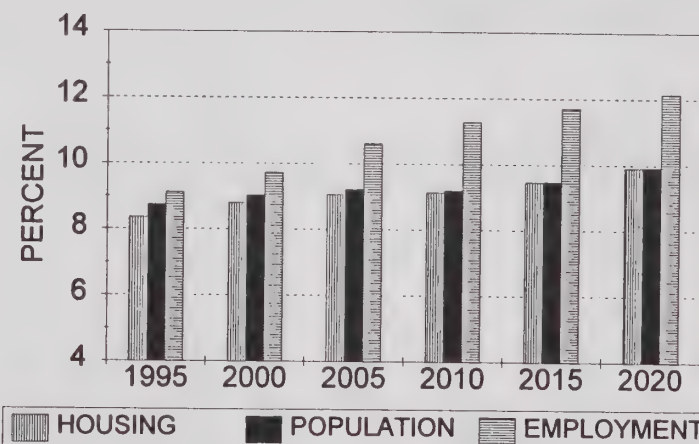
GROWTH

1995 - 2020



PERCENTAGE

OF REGION



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 56,575 | 34,136 | 18,795 | 3,644 | 153,700 | 146,871 | 6,829 | 64,746 | 9,837 | 54,909 |
| 2000 | 65,350 | 39,692 | 21,981 | 3,677 | 175,310 | 167,805 | 7,505 | 76,542 | 12,608 | 63,934 |
| 2005 | 75,022 | 45,182 | 26,134 | 3,706 | 198,750 | 190,672 | 8,078 | 93,626 | 16,337 | 77,289 |
| 2010 | 84,164 | 50,963 | 29,463 | 3,738 | 221,256 | 212,561 | 8,695 | 112,309 | 20,160 | 92,149 |
| 2015 | 95,018 | 58,194 | 33,052 | 3,772 | 247,534 | 238,450 | 9,084 | 129,323 | 22,896 | 106,427 |
| 2020 | 105,565 | 65,801 | 35,968 | 3,796 | 272,831 | 263,680 | 9,151 | 146,677 | 26,338 | 120,339 |

Population in Yolo County is expected to increase from 153,700 in 1995 to 272,831 in 2020. This is an increase of 119,131, or 77.5 percent. The largest increases will occur in West Sacramento with an increase of 47,949, Woodland at 29,087, and Davis with 27,565. Combined, these three areas will account for an increase of 104,601, or 87.8 percent of all population growth.

Two smaller areas are expected to have high percentage growth. Dunnigan-Knights Landing is expected to increase from 3,196 to 7,752, an increase of 142.6 percent. Winters is expected to increase from 6,758 to 14,458, an increase of 7,700 or 113.9 percent.

Housing is expected to grow from 56,575 units to 105,565, an increase of 48,990 or 86.6 percent. The largest growth in housing units is expected in West Sacramento with an

increase of 20,926 or 176.0 percent. Following will be Woodland, with an increase of 11,748 units and Davis, with an increase of 11,378. Combined, these three areas will account for 44,052 new units, which is 89.9 percent of all new housing units in the county.

Employment in Yolo County is expected to increase from 64,746 in 1995 to 146,677 in 2020. This is an increase of 81,931, or 126.5 percent. The largest gains in employment are predicted in West Sacramento, with an increase of 39,668, in Woodland, with a rise of 23,253 and in Davis, with an increase of 16,764. Combined, these three areas will account for 97.3 percent of all job growth during the 25 year period.

YOLO COUNTY POPULATION

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|--------------------------------------|---------|---------|---------|---------|---------|---------|-------------------------|---------------------|
| RAD 50 - WEST SACRAMENTO | 31,046 | 39,452 | 48,956 | 58,583 | 68,659 | 78,995 | 47,949 | 154.4 |
| RAD 51 - WOODLAND | 46,294 | 50,949 | 55,919 | 61,450 | 68,430 | 75,381 | 29,087 | 62.8 |
| RAD 52 - DAVIS | 61,065 | 66,723 | 72,475 | 76,540 | 82,837 | 88,630 | 27,565 | 45.1 |
| RAD 53 - CLARKSBURG | 1,439 | 1,511 | 1,556 | 1,590 | 1,620 | 1,658 | 219 | 15.2 |
| RAD 54 - ESPARTO - CAPAY | 3,902 | 4,359 | 4,804 | 5,290 | 5,662 | 5,957 | 2,055 | 52.7 |
| RAD 55 - WINTERS | 6,758 | 8,523 | 10,536 | 12,531 | 14,133 | 14,458 | 7,700 | 113.9 |
| RAD 56 - DUNNIGAN - KNIGHT'S LANDING | 3,196 | 3,793 | 4,504 | 5,272 | 6,193 | 7,752 | 4,556 | 142.6 |
| COUNTY TOTAL | 153,700 | 175,310 | 198,750 | 221,256 | 247,534 | 272,831 | 119,131 | 77.5 |

YOLO COUNTY HOUSING UNITS

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|--------------------------------------|--------|--------|--------|--------|--------|---------|-------------------------|---------------------|
| RAD 50 - WEST SACRAMENTO | 11,888 | 15,493 | 19,709 | 23,791 | 28,365 | 32,814 | 20,926 | 176.0 |
| RAD 51 - WOODLAND | 16,662 | 18,573 | 20,611 | 22,877 | 25,487 | 28,410 | 11,748 | 70.5 |
| RAD 52 - DAVIS | 22,369 | 24,855 | 27,135 | 28,829 | 31,399 | 33,747 | 11,378 | 50.9 |
| RAD 53 - CLARKSBURG | 553 | 572 | 590 | 606 | 625 | 642 | 89 | 16.1 |
| RAD 54 - ESPARTO - CAPAY | 1,595 | 1,740 | 1,911 | 2,084 | 2,225 | 2,340 | 745 | 46.7 |
| RAD 55 - WINTERS | 2,281 | 2,699 | 3,382 | 4,026 | 4,623 | 4,730 | 2,449 | 107.4 |
| RAD 56 - DUNNIGAN - KNIGHT'S LANDING | 1,227 | 1,418 | 1,684 | 1,951 | 2,294 | 2,882 | 1,655 | 134.9 |
| COUNTY TOTAL | 56,575 | 65,350 | 75,022 | 84,164 | 95,018 | 105,565 | 48,990 | 86.6 |

YOLO COUNTY EMPLOYMENT

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|--------------------------------------|--------|--------|--------|---------|---------|---------|-------------------------|---------------------|
| RAD 50 - WEST SACRAMENTO | 22,099 | 27,074 | 34,146 | 42,141 | 50,843 | 61,767 | 39,668 | 179.5 |
| RAD 51 - WOODLAND | 16,064 | 19,551 | 24,503 | 30,734 | 35,416 | 39,317 | 23,253 | 144.8 |
| RAD 52 - DAVIS | 24,608 | 27,449 | 31,837 | 35,757 | 39,059 | 41,372 | 16,764 | 68.1 |
| RAD 53 - CLARKSBURG | 123 | 245 | 368 | 375 | 383 | 387 | 264 | 214.6 |
| RAD 54 - ESPARTO - CAPAY | 358 | 406 | 466 | 547 | 630 | 724 | 366 | 102.2 |
| RAD 55 - WINTERS | 1,195 | 1,453 | 1,830 | 2,180 | 2,331 | 2,376 | 1,181 | 98.8 |
| RAD 56 - DUNNIGAN - KNIGHT'S LANDING | 299 | 364 | 476 | 575 | 661 | 734 | 435 | 145.5 |
| COUNTY TOTAL | 64,746 | 76,542 | 93,626 | 112,309 | 129,323 | 146,677 | 81,931 | 126.5 |

YOLO COUNTY

INDEX TO REGIONAL ANALYSIS DISTRICTS





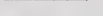
Regional Analysis District - 50

West Sacramento

Note: Regional Analysis District
does not match city limits

Yolo County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

1 0 1 2 3 4 5 Miles

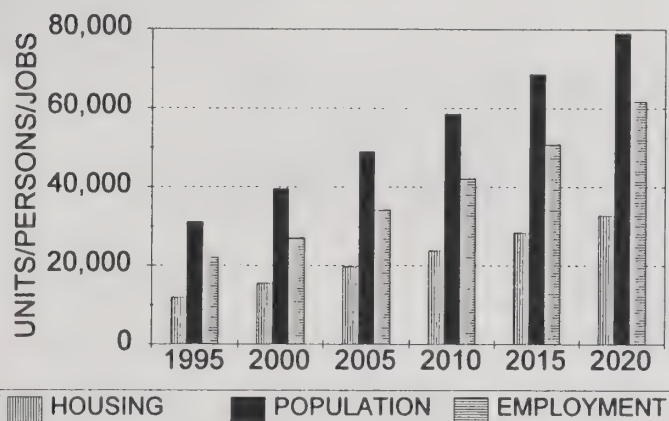


REGIONAL ANALYSIS DISTRICT 50

WEST SACRAMENTO

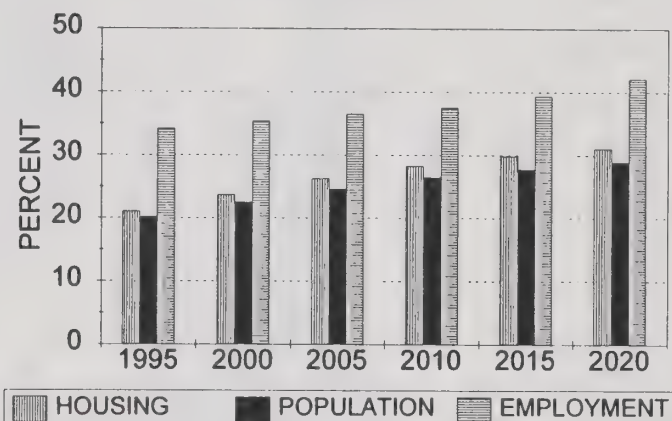
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 11,888 | 7,193 | 3,084 | 1,611 | 31,046 | 30,693 | 353 | 22,099 | 2,582 | 19,517 |
| 2000 | 15,493 | 8,953 | 4,934 | 1,606 | 39,452 | 38,830 | 622 | 27,074 | 3,952 | 23,122 |
| 2005 | 19,709 | 10,874 | 7,230 | 1,605 | 48,956 | 48,181 | 775 | 34,146 | 5,637 | 28,509 |
| 2010 | 23,791 | 12,936 | 9,255 | 1,600 | 58,583 | 57,619 | 964 | 42,141 | 7,559 | 34,582 |
| 2015 | 28,365 | 15,793 | 10,977 | 1,595 | 68,659 | 67,595 | 1,064 | 50,843 | 8,776 | 42,067 |
| 2020 | 32,814 | 19,127 | 12,092 | 1,595 | 78,995 | 77,871 | 1,124 | 61,767 | 11,182 | 50,585 |










Regional Analysis District - 51

Woodland

Note: Regional Analysis District does not match city limits

Yolo County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

1 0 1 2 3 4 Miles

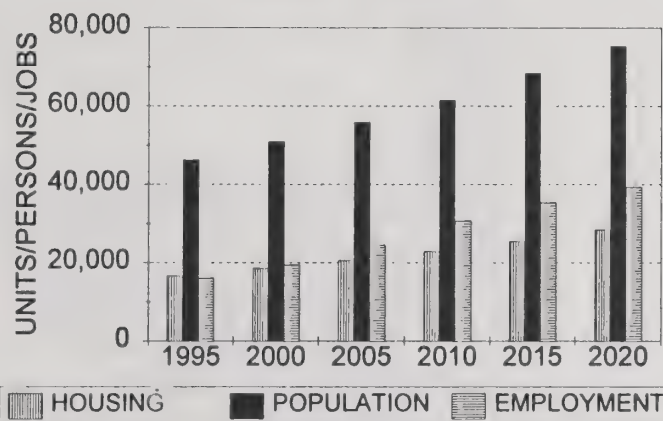


REGIONAL ANALYSIS DISTRICT 51

WOODLAND

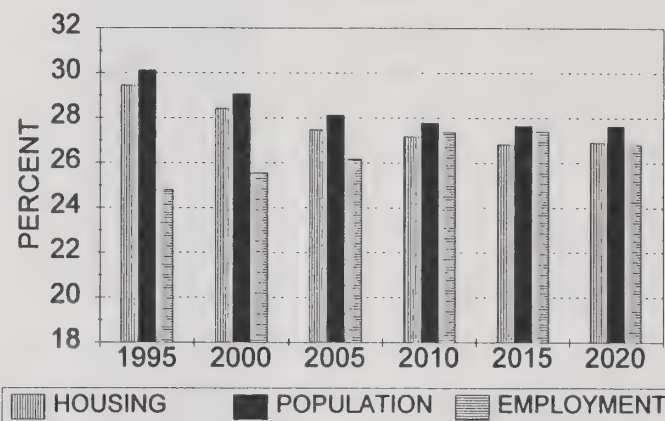
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 16,662 | 10,778 | 5,075 | 809 | 46,294 | 45,184 | 1,110 | 16,064 | 3,859 | 12,205 |
| 2000 | 18,573 | 12,475 | 5,290 | 808 | 50,949 | 49,629 | 1,320 | 19,551 | 4,329 | 15,222 |
| 2005 | 20,611 | 14,024 | 5,780 | 807 | 55,919 | 54,480 | 1,439 | 24,503 | 4,791 | 19,712 |
| 2010 | 22,877 | 15,763 | 6,308 | 806 | 61,450 | 59,866 | 1,584 | 30,734 | 5,534 | 25,200 |
| 2015 | 25,487 | 17,524 | 7,163 | 800 | 68,430 | 66,709 | 1,721 | 35,416 | 6,225 | 29,191 |
| 2020 | 28,410 | 19,582 | 8,028 | 800 | 75,381 | 73,660 | 1,721 | 39,317 | 6,927 | 32,390 |



Regional Analysis District - 52

Davis

Note: Regional Analysis District does not match city limits

Yolo County



Minor Zone Boundary

City Limit Line

County Lines

Interstates and Highways

Other Major Roads

Water Features

Railroads

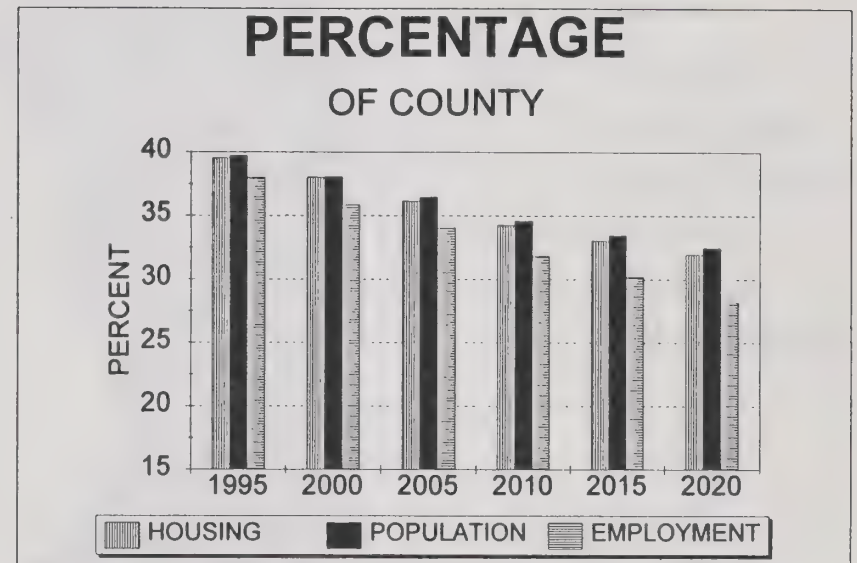
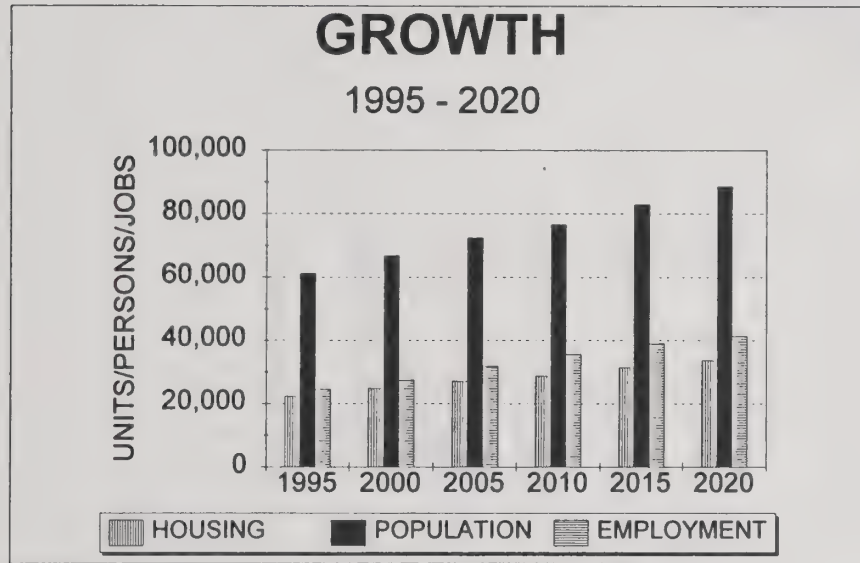
Airports and Military Bases

Schools & Institutions



REGIONAL ANALYSIS DISTRICT 52

DAVIS



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 22,369 | 11,709 | 10,092 | 568 | 61,065 | 55,794 | 5,271 | 24,608 | 2,945 | 21,663 |
| 2000 | 24,855 | 13,212 | 11,064 | 579 | 66,723 | 61,302 | 5,421 | 27,449 | 3,743 | 23,706 |
| 2005 | 27,135 | 14,313 | 12,237 | 585 | 72,475 | 66,779 | 5,696 | 31,837 | 5,061 | 26,776 |
| 2010 | 28,829 | 15,445 | 12,793 | 591 | 76,540 | 70,594 | 5,946 | 35,757 | 5,989 | 29,768 |
| 2015 | 31,399 | 17,124 | 13,668 | 607 | 82,837 | 76,745 | 6,092 | 39,059 | 6,701 | 32,358 |
| 2020 | 33,747 | 18,600 | 14,540 | 607 | 88,630 | 82,531 | 6,099 | 41,372 | 6,961 | 34,411 |












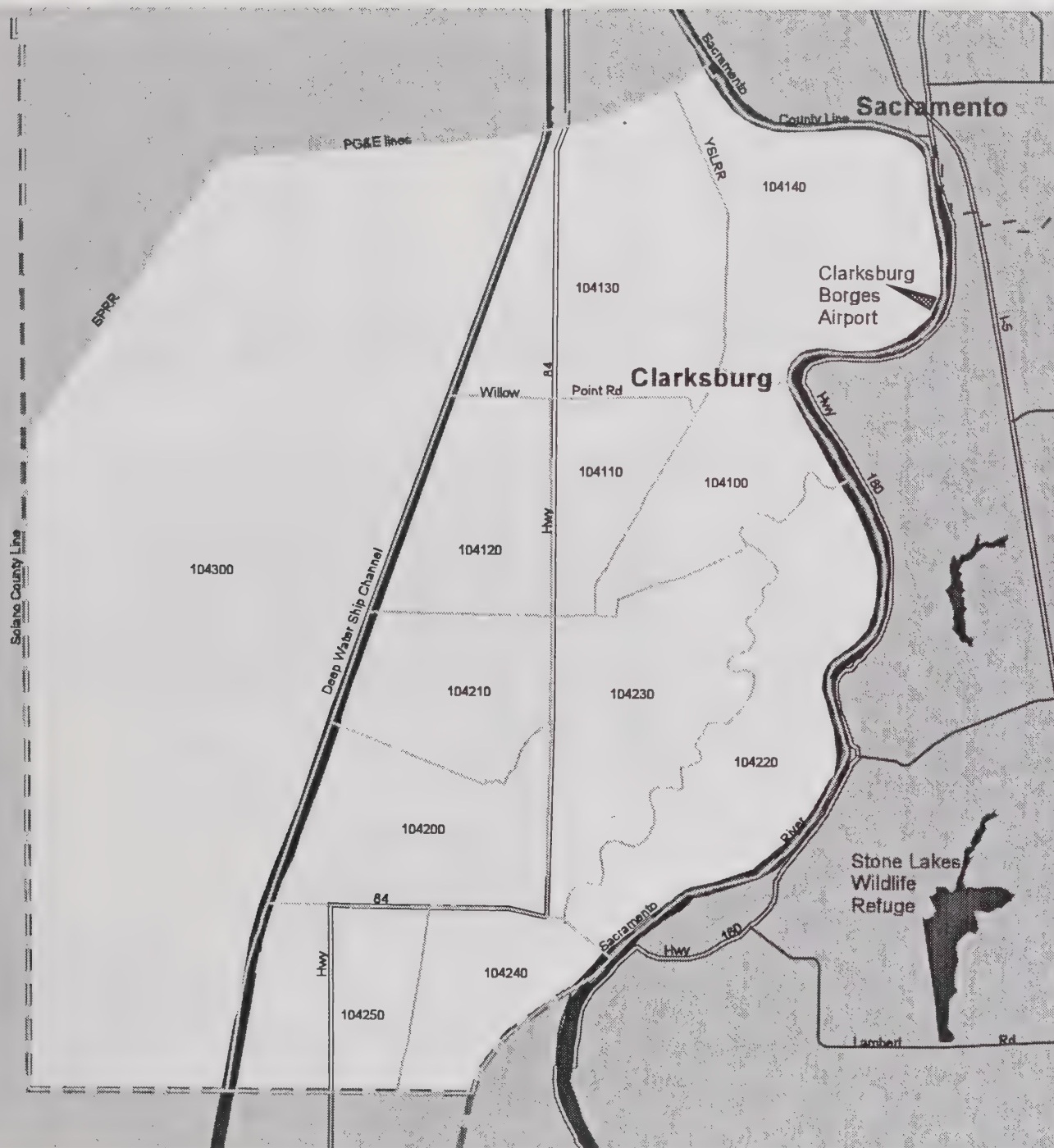
Regional Analysis District - 53

Clarksburg

Yolo County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

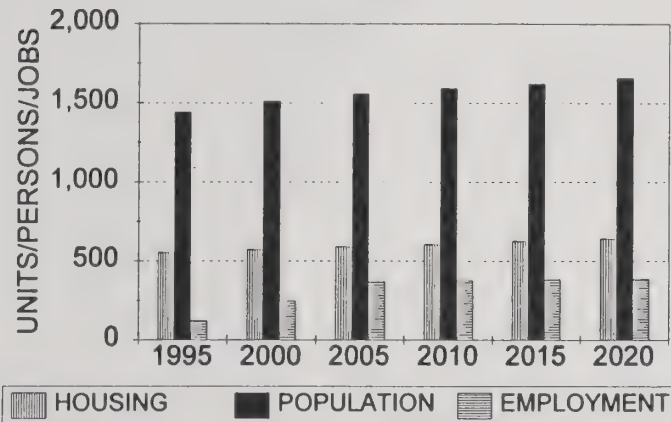


REGIONAL ANALYSIS DISTRICT 53

CLARKSBURG

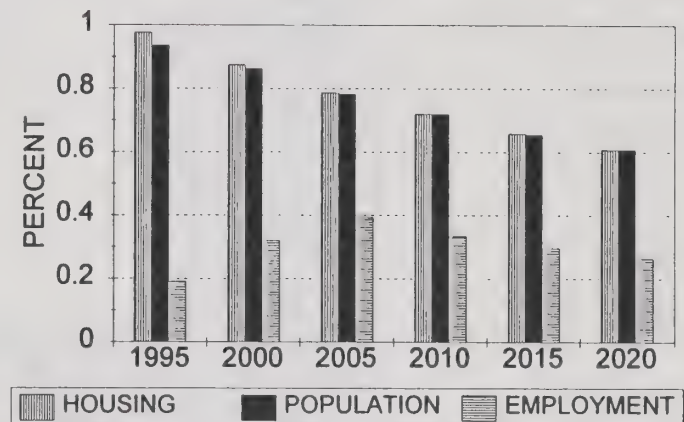
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 553 | 492 | 27 | 34 | 1,439 | 1,403 | 36 | 123 | 22 | 101 |
| 2000 | 572 | 508 | 27 | 37 | 1,511 | 1,475 | 36 | 245 | 22 | 223 |
| 2005 | 590 | 524 | 27 | 39 | 1,556 | 1,520 | 36 | 368 | 22 | 346 |
| 2010 | 606 | 538 | 27 | 41 | 1,590 | 1,554 | 36 | 375 | 22 | 353 |
| 2015 | 625 | 556 | 27 | 42 | 1,620 | 1,584 | 36 | 383 | 22 | 361 |
| 2020 | 642 | 570 | 29 | 43 | 1,658 | 1,622 | 36 | 387 | 22 | 365 |












Regional Analysis District - 54

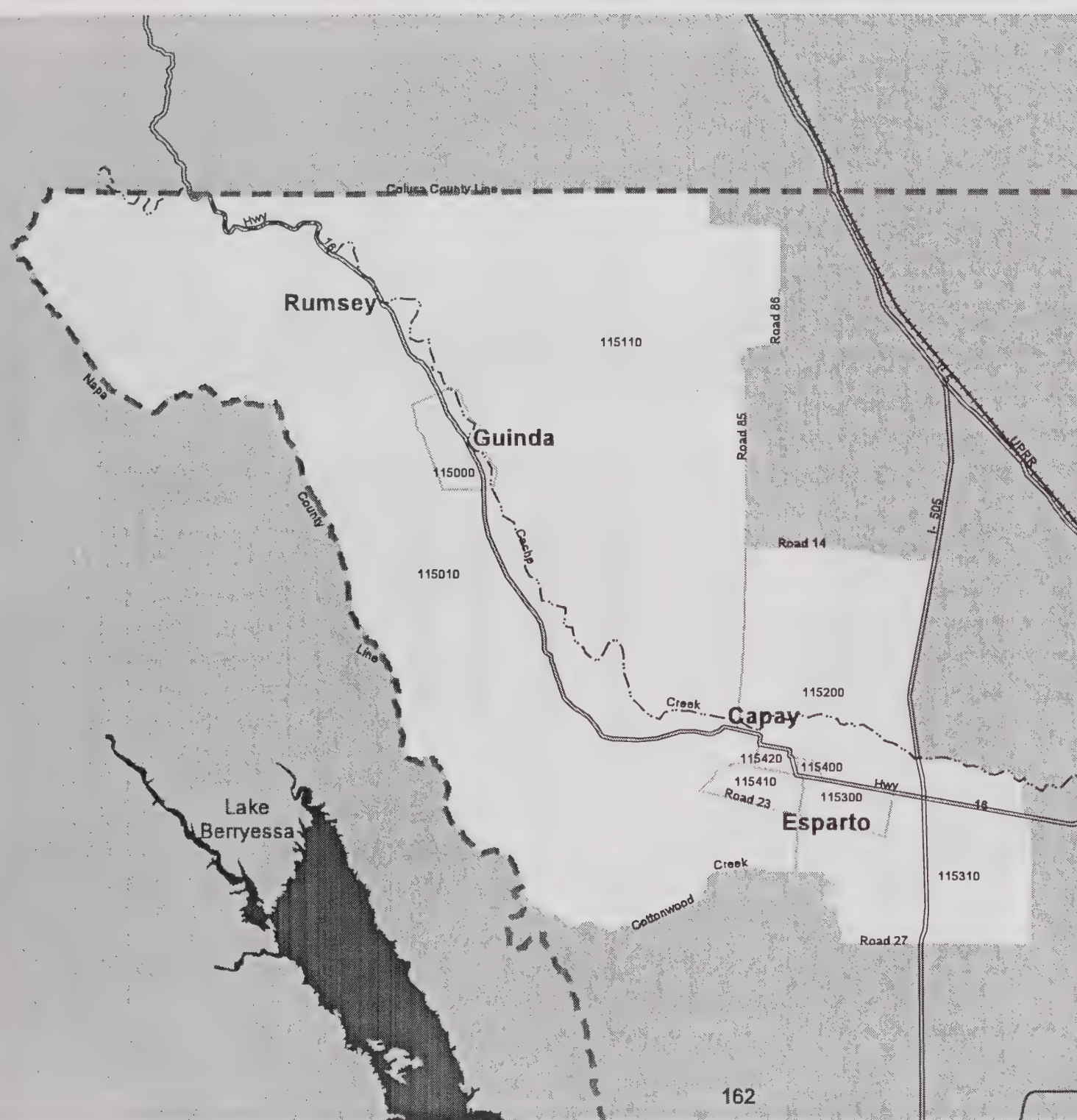

Esparto-Capay

Yolo County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 4 6 Miles

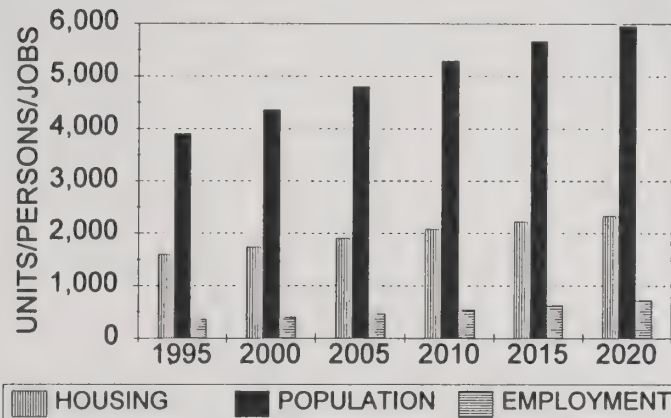


REGIONAL ANALYSIS DISTRICT 54

ESPARTO - CAPAY

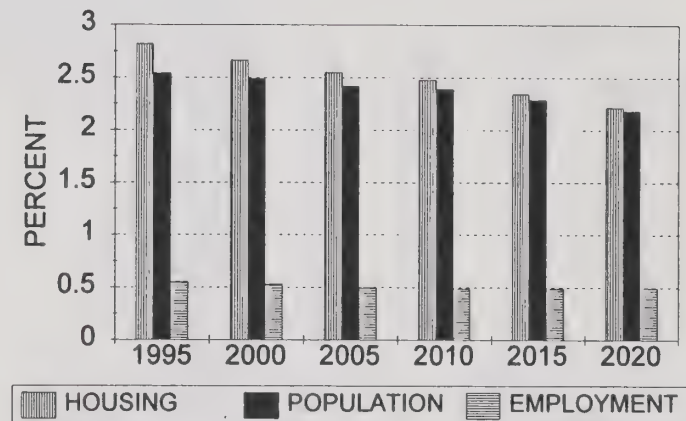
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,595 | 1,298 | 63 | 234 | 3,902 | 3,898 | 4 | 358 | 102 | 256 |
| 2000 | 1,740 | 1,427 | 67 | 246 | 4,359 | 4,347 | 12 | 406 | 112 | 294 |
| 2005 | 1,911 | 1,582 | 74 | 255 | 4,804 | 4,787 | 17 | 466 | 120 | 346 |
| 2010 | 2,084 | 1,737 | 81 | 266 | 5,290 | 5,268 | 22 | 547 | 131 | 416 |
| 2015 | 2,225 | 1,867 | 88 | 270 | 5,662 | 5,640 | 22 | 630 | 141 | 489 |
| 2020 | 2,340 | 1,972 | 94 | 274 | 5,957 | 5,935 | 22 | 724 | 158 | 566 |












Regional Analysis District - 55

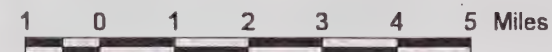
Winters

Note: Regional Analysis District
does not match city limits

Yolo County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

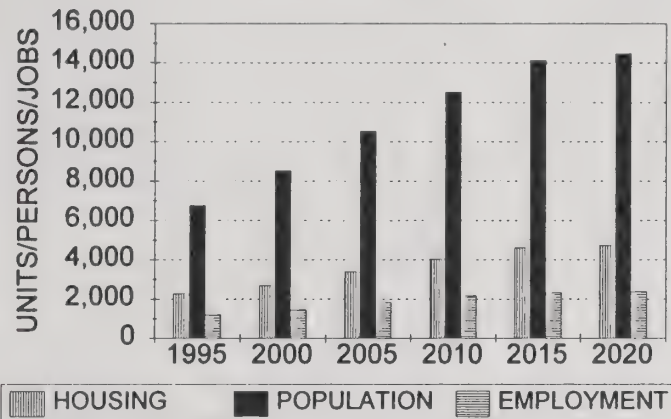


REGIONAL ANALYSIS DISTRICT 55

WINTERS

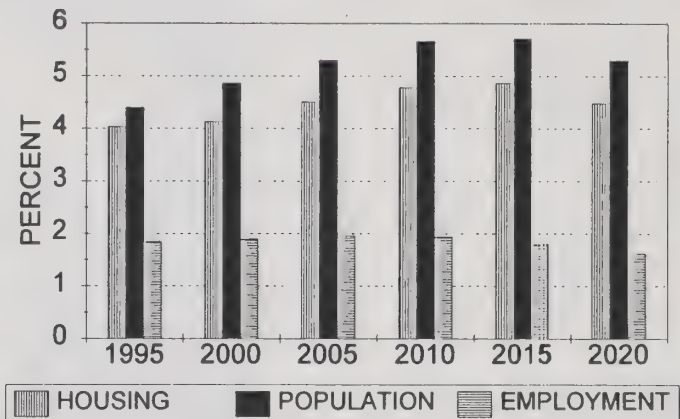
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,281 | 1,769 | 369 | 143 | 6,758 | 6,726 | 32 | 1,195 | 216 | 979 |
| 2000 | 2,699 | 2,063 | 492 | 144 | 8,523 | 8,479 | 44 | 1,453 | 307 | 1,146 |
| 2005 | 3,382 | 2,582 | 654 | 146 | 10,536 | 10,486 | 50 | 1,830 | 508 | 1,322 |
| 2010 | 4,026 | 3,040 | 839 | 147 | 12,531 | 12,473 | 58 | 2,180 | 680 | 1,500 |
| 2015 | 4,623 | 3,540 | 932 | 151 | 14,133 | 14,069 | 64 | 2,331 | 743 | 1,588 |
| 2020 | 4,730 | 3,637 | 941 | 152 | 14,458 | 14,394 | 64 | 2,376 | 763 | 1,613 |












Regional Analysis District - 56

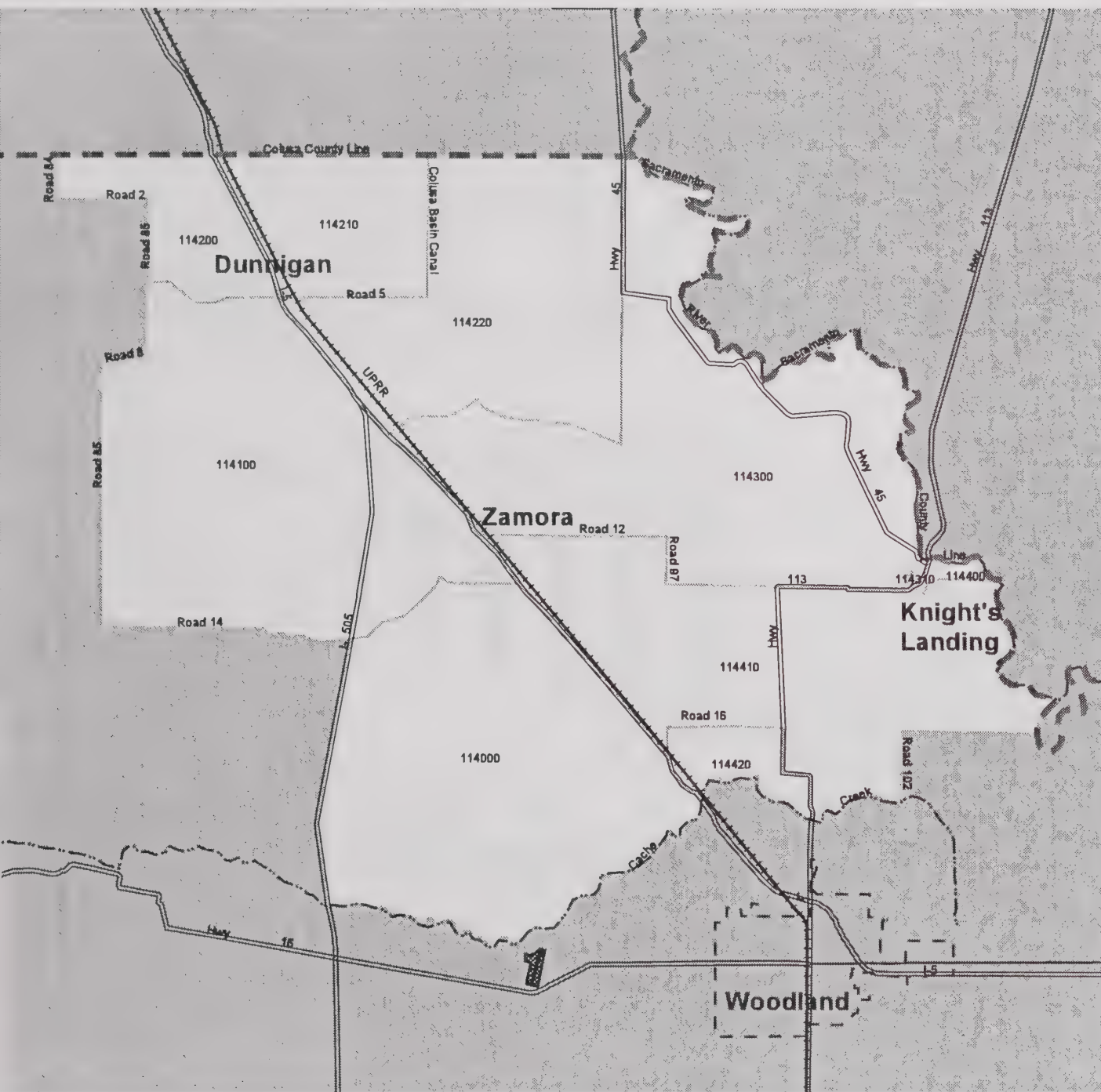
Dunnigan-Knight's Landing

*Yolo
County*



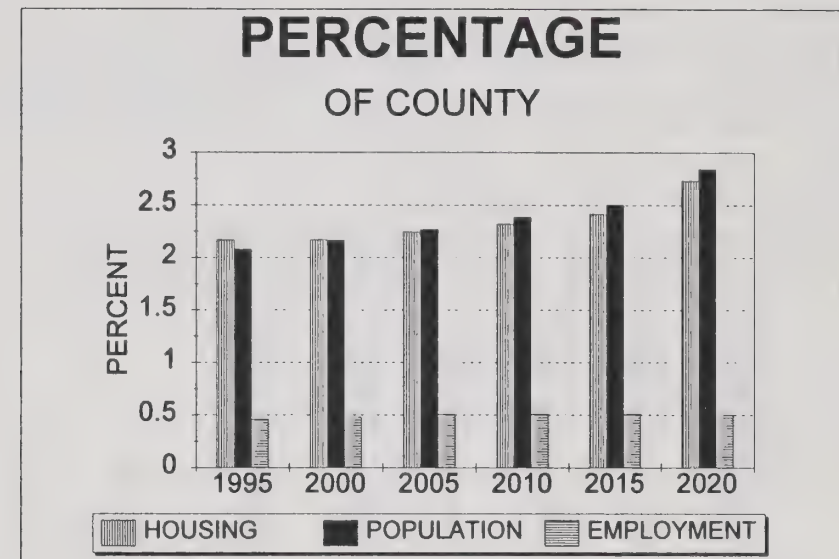
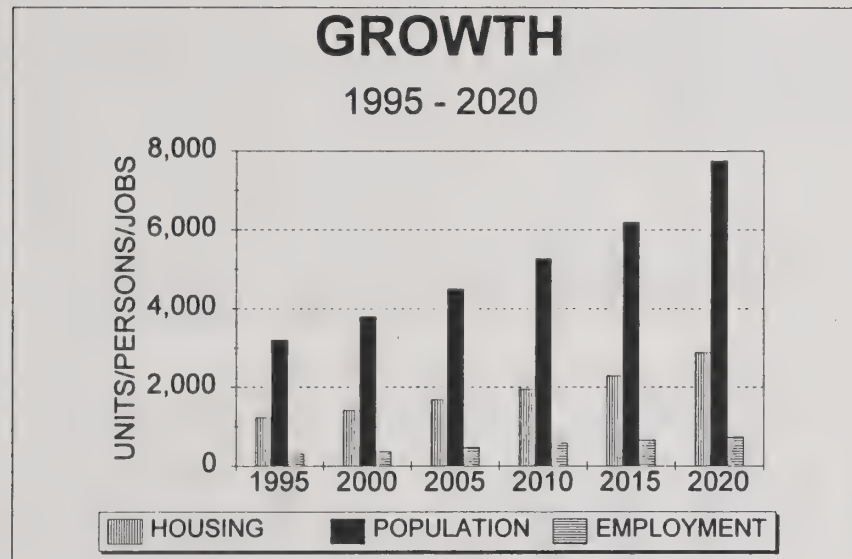
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 4 Miles



REGIONAL ANALYSIS DISTRICT 56

DUNNIGAN - KNIGHT'S LANDING

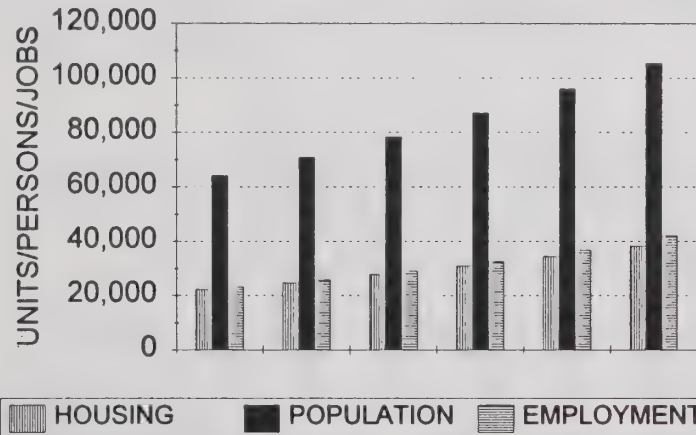


| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,227 | 897 | 85 | 245 | 3,196 | 3,173 | 23 | 299 | 111 | 188 |
| 2000 | 1,418 | 1,054 | 107 | 257 | 3,793 | 3,743 | 50 | 364 | 143 | 221 |
| 2005 | 1,684 | 1,283 | 132 | 269 | 4,504 | 4,439 | 65 | 476 | 198 | 278 |
| 2010 | 1,951 | 1,504 | 160 | 287 | 5,272 | 5,187 | 85 | 575 | 245 | 330 |
| 2015 | 2,294 | 1,790 | 197 | 307 | 6,193 | 6,108 | 85 | 661 | 288 | 373 |
| 2020 | 2,882 | 2,313 | 244 | 325 | 7,752 | 7,667 | 85 | 734 | 325 | 409 |

YUBA COUNTY

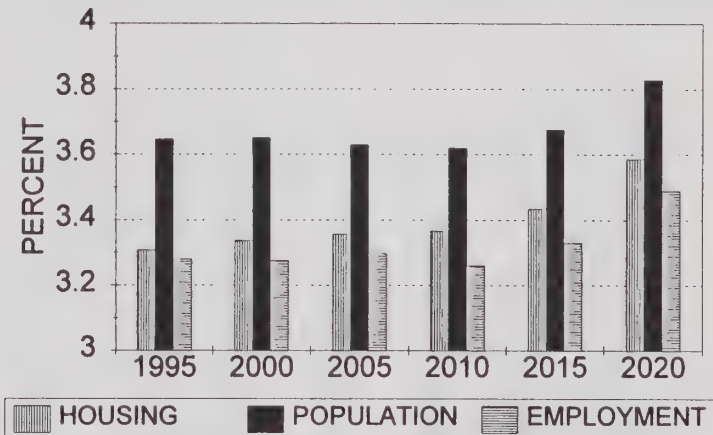
GROWTH

1995 - 2020



PERCENTAGE

OF REGION



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 22,364 | 14,118 | 4,544 | 3,702 | 64,100 | 62,152 | 1,948 | 23,279 | 3,345 | 19,934 |
| 2000 | 24,768 | 15,956 | 4,859 | 3,953 | 70,867 | 68,737 | 2,130 | 25,795 | 3,860 | 21,935 |
| 2005 | 27,788 | 18,151 | 5,425 | 4,212 | 78,314 | 76,092 | 2,222 | 29,083 | 4,468 | 24,615 |
| 2010 | 31,004 | 20,496 | 6,019 | 4,489 | 87,100 | 84,772 | 2,328 | 32,467 | 5,117 | 27,350 |
| 2015 | 34,500 | 23,086 | 6,685 | 4,729 | 95,976 | 93,542 | 2,434 | 36,802 | 5,839 | 30,963 |
| 2020 | 38,216 | 26,045 | 7,206 | 4,965 | 105,361 | 102,821 | 2,540 | 42,107 | 6,865 | 35,242 |

Population in Yuba County is expected to increase from 64,100 in 1995 to 105,361 in 2020. This is an increase of 41,261 or 64.4 percent. The largest growth is expected in the Linda area, growing by 11,366, followed closely by Plumas-Arboga with 10,965, and Loma Rica with 6,755.

The increase in the Plumas-Arboga area will result in the largest percentage increase, at 339.9 percent. The Marysville area is expected to grow by only 1,995, or 15.1 percent, while the Wheatland area is expected to increase by 2,519 or 88.1 percent.

Housing is projected to increase from 22,364 units to 38,216 units, an increase of 15,852 or 70.9 percent. The Plumas-Arboga area is expected to add 4,081 units, the Linda area 4,168, and the Loma Rica area 2,516. These areas combined will account for 67.9 percent of all new housing. Once again, the Plumas-Arboga area will experience large percentage growth in housing, increasing by 392.4 percent over the 25 year period.

Employment is expected to increase from 23,279 in 1995 to 42,107 in 2020. The largest increase will occur in the Linda area, with an expected increase of 5,028. That will be followed by Beale, with an increase of 4,776, Plumas-Arboga at 2,705, Wheatland at 2,160 and Loma Rica at 1,810. The largest percentage increase in jobs is expected in Wheatland, with an increase of 409.1 percent. The smallest percentage increase in job growth is expected in Marysville, with an 11.5 percent increase over the 25 year period.

YUBA COUNTY POPULATION

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|--------|--------|--------|--------|--------|---------|-------------------------|---------------------|
| RAD 40 - PLUMAS - ARBOGA | 3,226 | 4,815 | 6,589 | 8,590 | 11,069 | 14,191 | 10,965 | 339.9 |
| RAD 41 - OLIVEHURST | 9,610 | 10,026 | 10,349 | 10,754 | 11,091 | 11,450 | 1,840 | 19.1 |
| RAD 42 - LINDA | 14,102 | 15,322 | 17,380 | 20,041 | 22,661 | 25,468 | 11,366 | 80.6 |
| RAD 43 - BEALE | 9,137 | 9,932 | 10,561 | 11,256 | 11,942 | 12,648 | 3,511 | 38.4 |
| RAD 44 - WHEATLAND | 2,859 | 3,161 | 3,711 | 4,378 | 4,933 | 5,378 | 2,519 | 88.1 |
| RAD 45 - MARYSVILLE | 13,229 | 13,459 | 13,914 | 14,375 | 14,830 | 15,224 | 1,995 | 15.1 |
| RAD 46 - LOMA RICA | 6,836 | 8,411 | 9,689 | 11,131 | 12,467 | 13,591 | 6,755 | 98.8 |
| RAD 47 - FOOTHILLS | 5,101 | 5,741 | 6,121 | 6,576 | 6,985 | 7,410 | 2,309 | 45.3 |
| COUNTY TOTAL | 64,100 | 70,867 | 78,314 | 87,100 | 95,976 | 105,361 | 41,261 | 64.4 |

YUBA COUNTY HOUSING UNITS

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|--------|--------|--------|--------|--------|--------|-------------------------|---------------------|
| RAD 40 - PLUMAS - ARBOGA | 1,040 | 1,587 | 2,268 | 2,997 | 3,933 | 5,121 | 4,081 | 392.4 |
| RAD 41 - OLIVEHURST | 3,179 | 3,304 | 3,451 | 3,603 | 3,754 | 3,909 | 730 | 23.0 |
| RAD 42 - LINDA | 4,489 | 4,897 | 5,727 | 6,634 | 7,605 | 8,657 | 4,168 | 92.8 |
| RAD 43 - BEALE | 2,680 | 2,960 | 3,220 | 3,479 | 3,741 | 4,007 | 1,327 | 49.5 |
| RAD 44 - WHEATLAND | 1,040 | 1,181 | 1,404 | 1,667 | 1,898 | 2,090 | 1,050 | 101.0 |
| RAD 45 - MARYSVILLE | 5,138 | 5,281 | 5,474 | 5,659 | 5,870 | 6,066 | 928 | 18.1 |
| RAD 46 - LOMA RICA | 2,524 | 3,049 | 3,544 | 4,062 | 4,589 | 5,040 | 2,516 | 99.7 |
| RAD 47 - FOOTHILLS | 2,274 | 2,509 | 2,700 | 2,903 | 3,110 | 3,326 | 1,052 | 46.3 |
| COUNTY TOTAL | 22,364 | 24,768 | 27,788 | 31,004 | 34,500 | 38,216 | 15,852 | 70.9 |

YUBA COUNTY EMPLOYMENT

| REGIONAL ANALYSIS DISTRICT | 1995 | 2000 | 2005 | 2010 | 2015 | 2020 | 1995 - 2020 INCREASE | PERCENT INCREASE |
|----------------------------------|--------|--------|--------|--------|--------|--------|-------------------------|---------------------|
| RAD 40 - PLUMAS - ARBOGA | 1,070 | 1,363 | 1,826 | 2,286 | 2,906 | 3,775 | 2,705 | 252.8 |
| RAD 41 - OLIVEHURST | 692 | 846 | 996 | 1,158 | 1,376 | 1,715 | 1,023 | 147.8 |
| RAD 42 - LINDA | 3,629 | 4,251 | 5,089 | 5,980 | 7,267 | 8,657 | 5,028 | 138.6 |
| RAD 43 - BEALE | 6,021 | 6,541 | 7,480 | 8,337 | 9,459 | 10,797 | 4,776 | 79.3 |
| RAD 44 - WHEATLAND | 528 | 761 | 1,088 | 1,517 | 1,985 | 2,688 | 2,160 | 409.1 |
| RAD 45 - MARYSVILLE | 10,145 | 10,544 | 10,737 | 10,930 | 11,123 | 11,316 | 1,171 | 11.5 |
| RAD 46 - LOMA RICA | 685 | 952 | 1,301 | 1,660 | 2,056 | 2,495 | 1,810 | 264.2 |
| RAD 47 - FOOTHILLS | 509 | 537 | 566 | 599 | 630 | 664 | 155 | 30.5 |
| COUNTY TOTAL | 23,279 | 25,795 | 29,083 | 32,467 | 36,802 | 42,107 | 18,828 | 80.9 |

YUBA COUNTY










INDEX TO REGIONAL ANALYSIS DISTRICTS

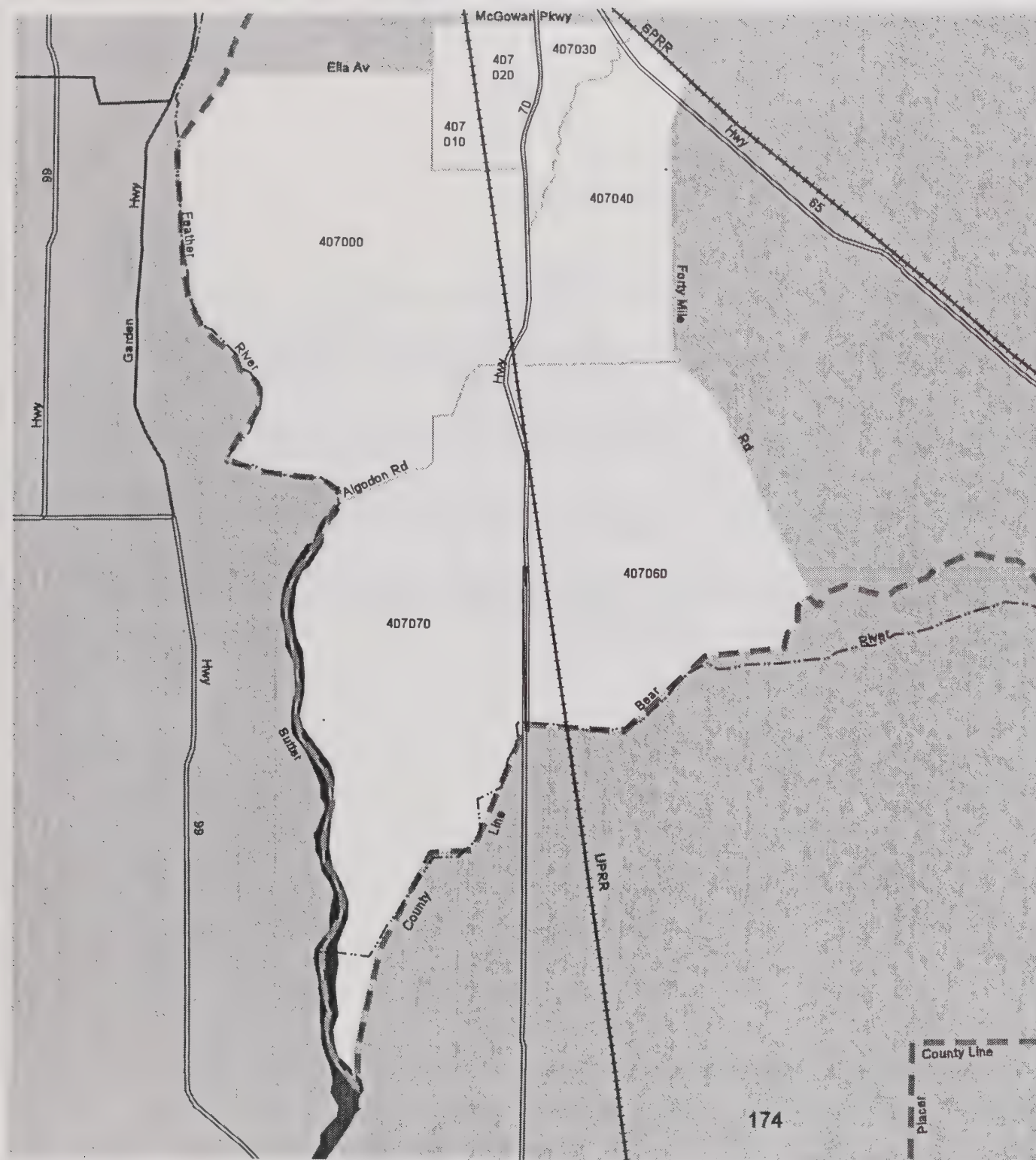




**Yuba
County**



- | | |
|---|------------------------------------|
|  | Minor Zone Boundary |
|  | City Limit Line |
|  | County Lines |
|  | Interstates and Highways |
|  | Other Major Roads |
|  | Water Features |
|  | Railroads |
|  | Airports and Military Bases |
|  | Schools & Institutions |

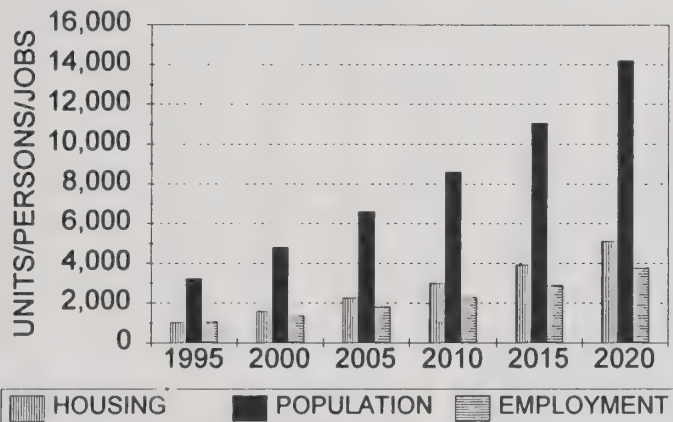


REGIONAL ANALYSIS DISTRICT 40

PLUMAS - ARBOGA

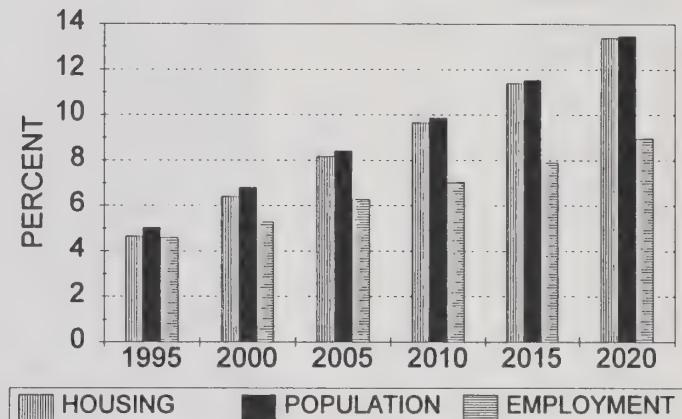
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,040 | 839 | 58 | 143 | 3,226 | 3,164 | 62 | 1,070 | 76 | 994 |
| 2000 | 1,587 | 1,367 | 58 | 162 | 4,815 | 4,751 | 64 | 1,363 | 130 | 1,233 |
| 2005 | 2,268 | 2,026 | 67 | 175 | 6,589 | 6,524 | 65 | 1,826 | 199 | 1,627 |
| 2010 | 2,997 | 2,724 | 82 | 191 | 8,590 | 8,524 | 66 | 2,286 | 290 | 1,996 |
| 2015 | 3,933 | 3,637 | 96 | 200 | 11,069 | 10,998 | 71 | 2,906 | 368 | 2,538 |
| 2020 | 5,121 | 4,805 | 104 | 212 | 14,191 | 14,115 | 76 | 3,775 | 604 | 3,171 |












Regional Analysis District - 41

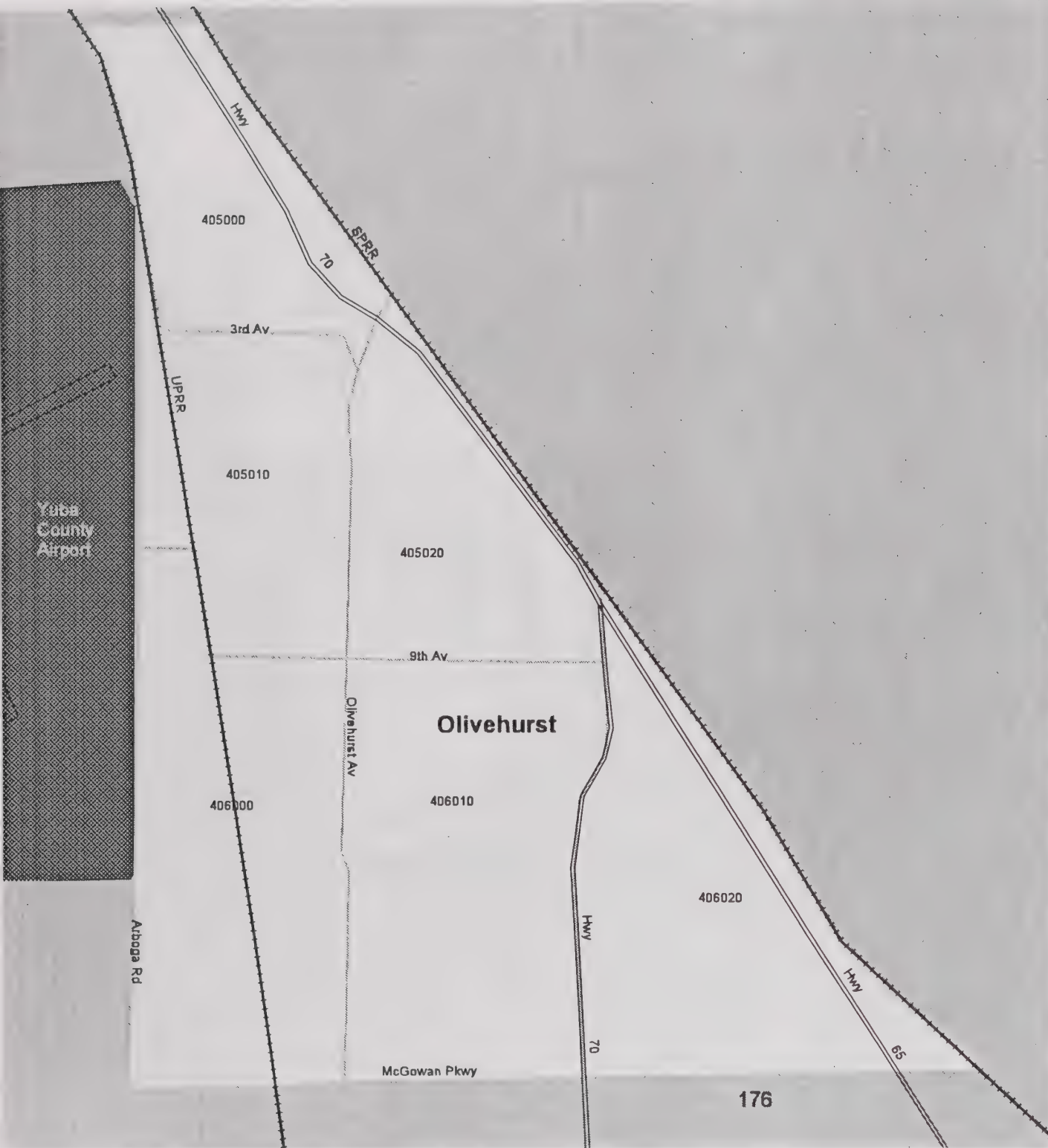
Olivehurst

**Yuba
County**



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.25 0 0.25 0.5 Miles

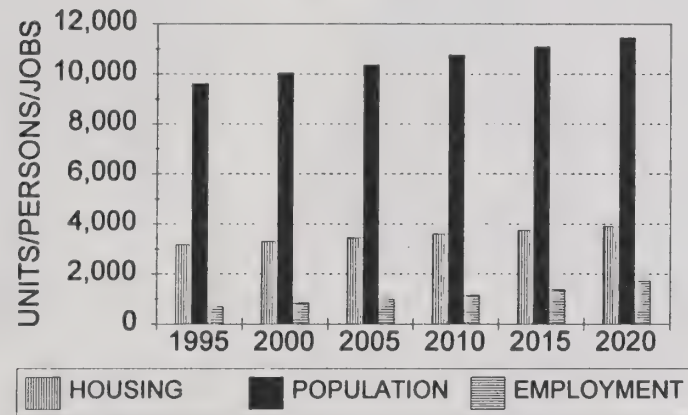


REGIONAL ANALYSIS DISTRICT 41

OLIVEHURST

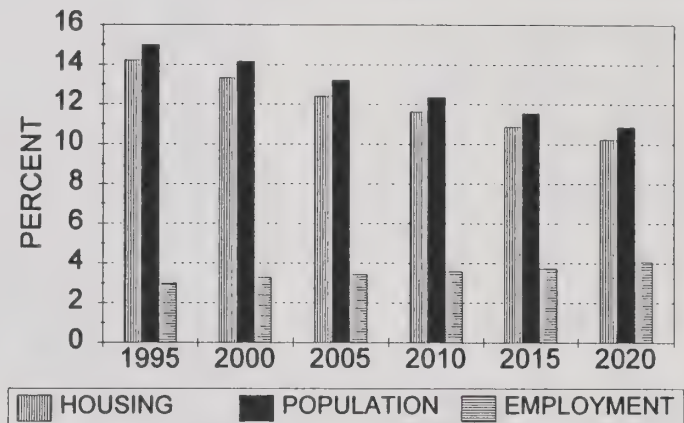
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 3,179 | 2,264 | 380 | 535 | 9,610 | 9,585 | 25 | 692 | 206 | 486 |
| 2000 | 3,304 | 2,351 | 405 | 548 | 10,026 | 9,977 | 49 | 846 | 244 | 602 |
| 2005 | 3,451 | 2,461 | 428 | 562 | 10,349 | 10,283 | 66 | 996 | 272 | 724 |
| 2010 | 3,603 | 2,573 | 451 | 579 | 10,754 | 10,670 | 84 | 1,158 | 301 | 857 |
| 2015 | 3,754 | 2,691 | 475 | 588 | 11,091 | 10,996 | 95 | 1,376 | 333 | 1,043 |
| 2020 | 3,909 | 2,813 | 497 | 599 | 11,450 | 11,349 | 101 | 1,715 | 365 | 1,350 |



Regional Analysis District - 42

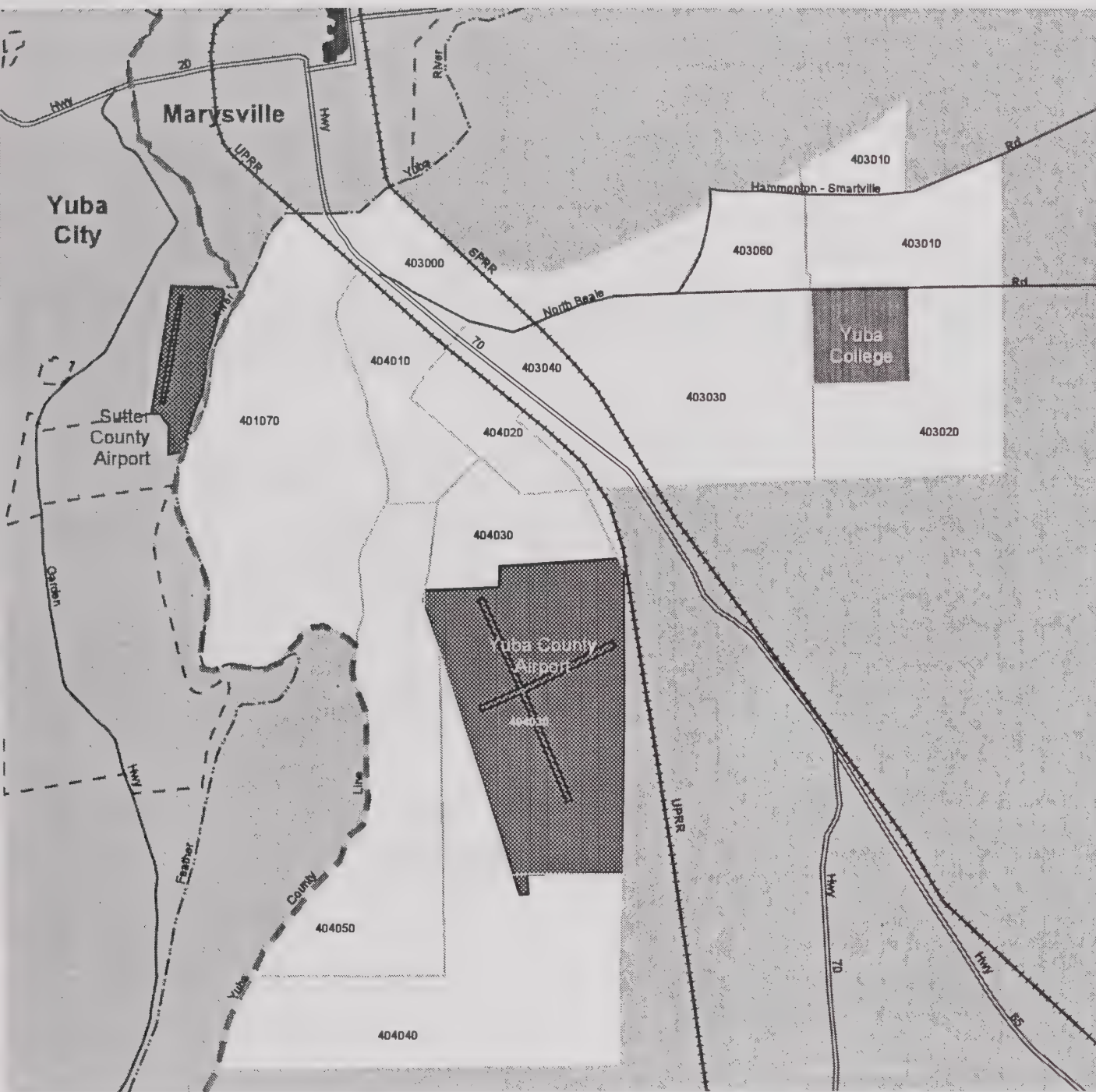

Linda

Yuba County



- Minor Zone Boundary
- City Limit Line
- County Lines
- Interstates and Highways
- Other Major Roads
- Water Features
- Railroads
- Airports and Military Bases
- Schools & Institutions

0.5 0 0.5 1 1.5 Miles

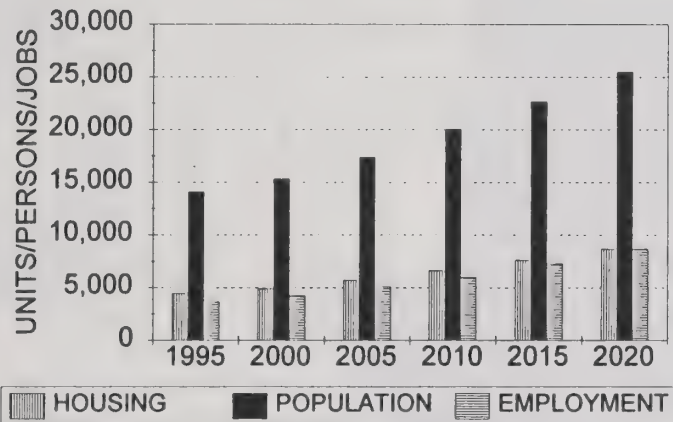


REGIONAL ANALYSIS DISTRICT 42

LINDA

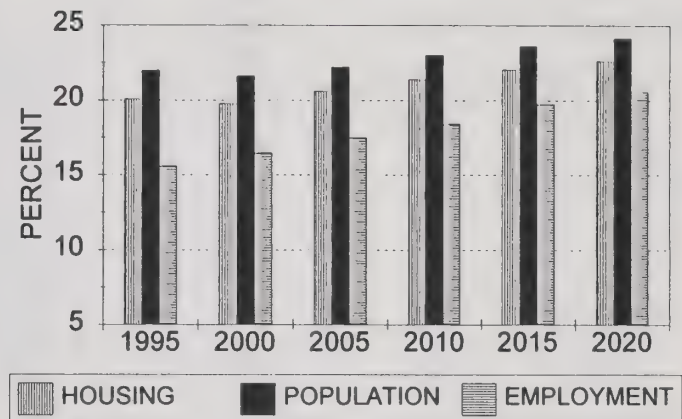
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 4,489 | 2,757 | 1,115 | 617 | 14,102 | 13,826 | 276 | 3,629 | 686 | 2,943 |
| 2000 | 4,897 | 2,950 | 1,307 | 640 | 15,322 | 15,003 | 319 | 4,251 | 864 | 3,387 |
| 2005 | 5,727 | 3,374 | 1,685 | 668 | 17,380 | 17,040 | 340 | 5,089 | 1,089 | 4,000 |
| 2010 | 6,634 | 3,861 | 2,076 | 697 | 20,041 | 19,677 | 364 | 5,980 | 1,307 | 4,673 |
| 2015 | 7,605 | 4,346 | 2,539 | 720 | 22,661 | 22,271 | 390 | 7,267 | 1,572 | 5,695 |
| 2020 | 8,657 | 5,071 | 2,840 | 746 | 25,468 | 25,046 | 422 | 8,657 | 1,838 | 6,819 |












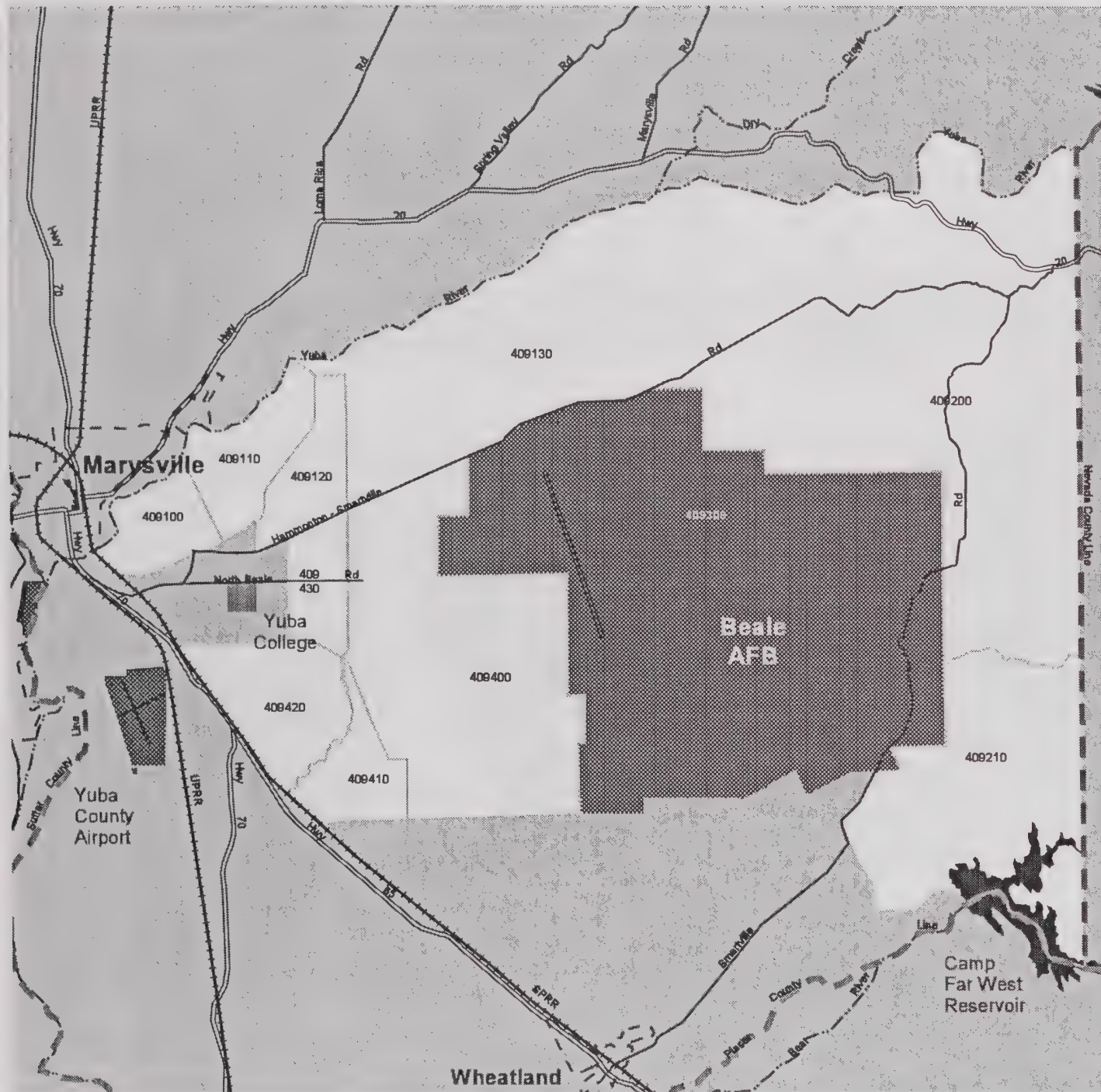
Regional Analysis District - 43

Beale

Yuba County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

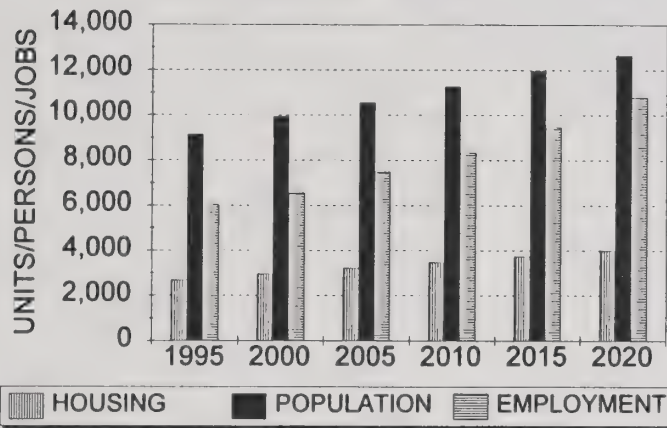


REGIONAL ANALYSIS DISTRICT 43

BEALE

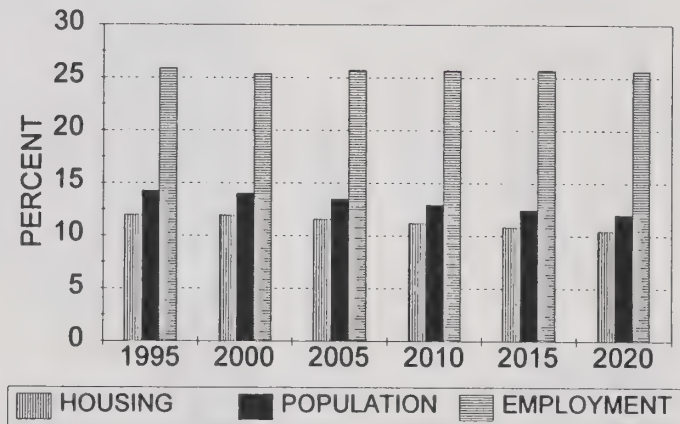
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,680 | 1,556 | 691 | 433 | 9,137 | 8,297 | 840 | 6,021 | 29 | 5,992 |
| 2000 | 2,960 | 1,810 | 696 | 454 | 9,932 | 9,022 | 910 | 6,541 | 59 | 6,482 |
| 2005 | 3,220 | 2,046 | 698 | 476 | 10,561 | 9,632 | 929 | 7,480 | 114 | 7,366 |
| 2010 | 3,479 | 2,280 | 702 | 497 | 11,256 | 10,301 | 955 | 8,337 | 184 | 8,153 |
| 2015 | 3,741 | 2,519 | 704 | 518 | 11,942 | 10,952 | 990 | 9,459 | 284 | 9,175 |
| 2020 | 4,007 | 2,769 | 706 | 532 | 12,648 | 11,615 | 1,033 | 10,797 | 469 | 10,328 |




Regional Analysis District - 44

Wheatland

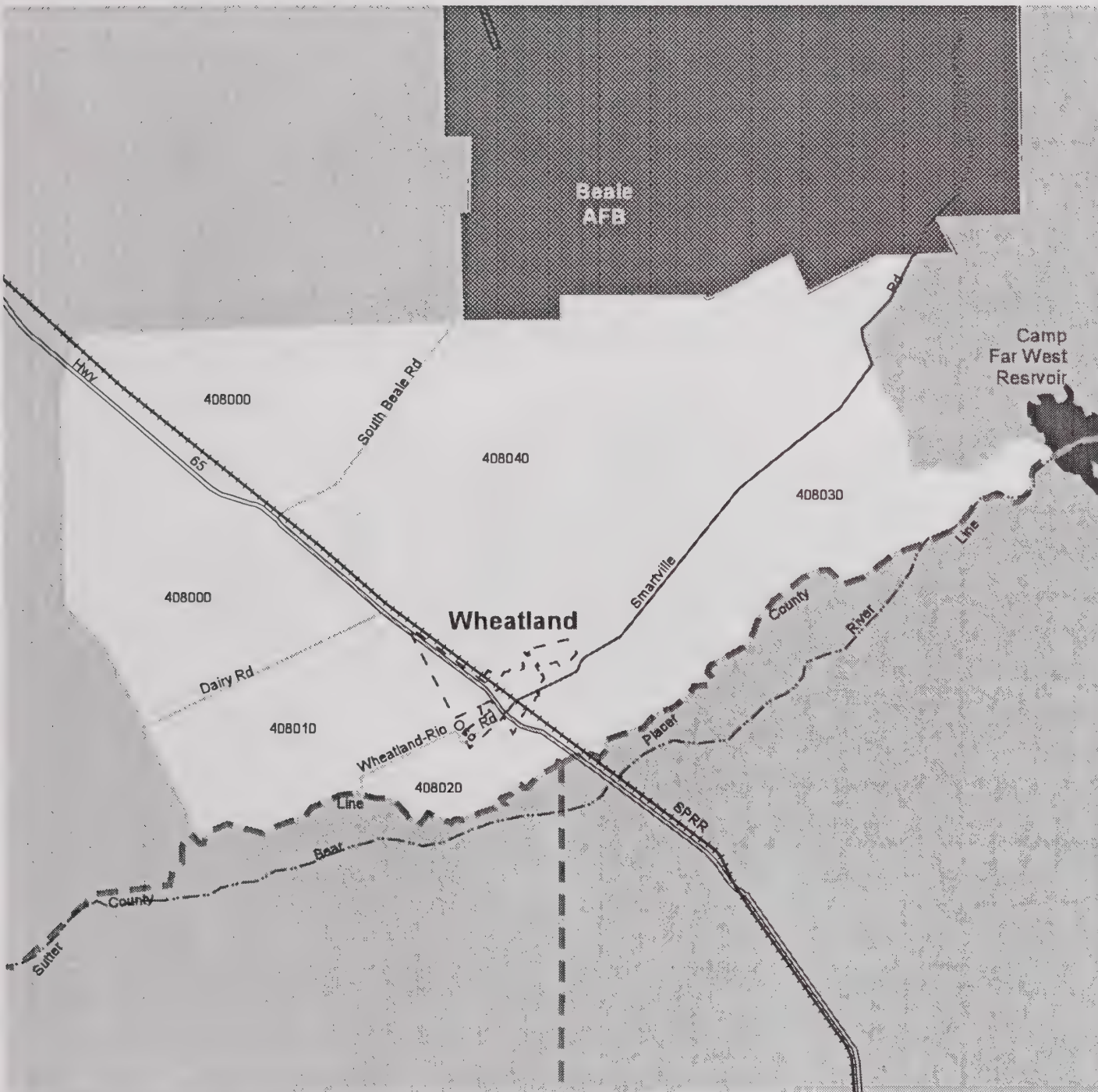
Note: Regional Analysis District does not match city limits

Yuba County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

1 0 1 2 3 Miles

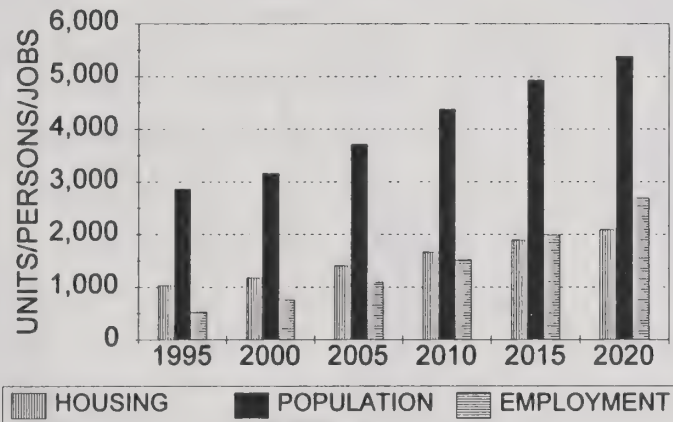


REGIONAL ANALYSIS DISTRICT 44

WHEATLAND

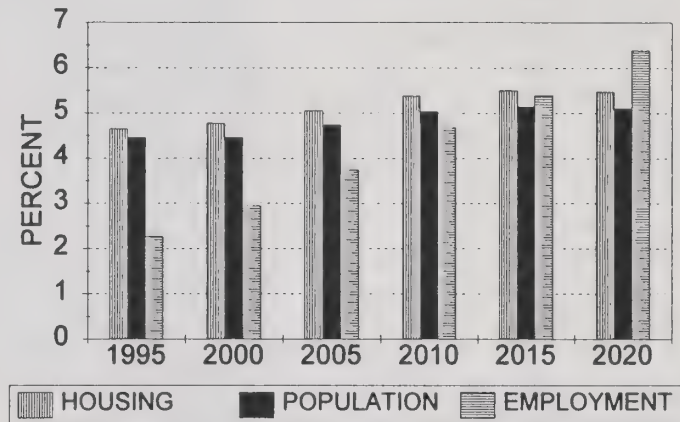
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 1,040 | 713 | 212 | 115 | 2,859 | 2,859 | 0 | 528 | 125 | 403 |
| 2000 | 1,181 | 837 | 214 | 130 | 3,161 | 3,161 | 0 | 761 | 151 | 610 |
| 2005 | 1,404 | 1,012 | 237 | 155 | 3,711 | 3,711 | 0 | 1,088 | 184 | 904 |
| 2010 | 1,667 | 1,223 | 252 | 192 | 4,378 | 4,378 | 0 | 1,517 | 217 | 1,300 |
| 2015 | 1,898 | 1,419 | 264 | 215 | 4,933 | 4,933 | 0 | 1,985 | 260 | 1,725 |
| 2020 | 2,090 | 1,591 | 273 | 226 | 5,378 | 5,378 | 0 | 2,688 | 361 | 2,327 |












Regional Analysis District - 45

Marysville


Note: Regional Analysis District
does not match city limits

Yuba County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

0.5 0 0.5 Miles

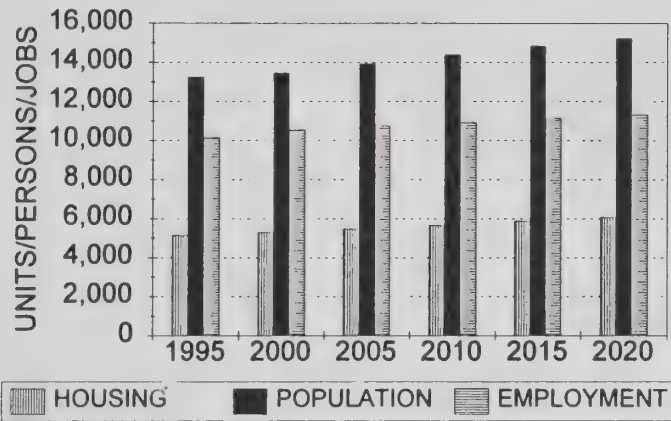


REGIONAL ANALYSIS DISTRICT 45

MARYSVILLE

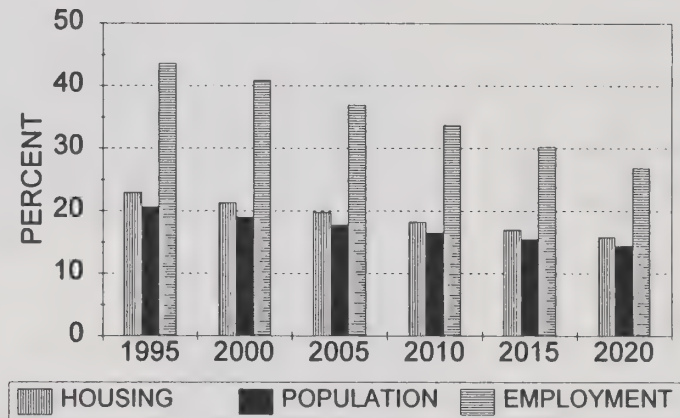
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 5,138 | 3,013 | 2,069 | 56 | 13,229 | 12,593 | 636 | 10,145 | 1,968 | 8,177 |
| 2000 | 5,281 | 3,074 | 2,149 | 58 | 13,459 | 12,785 | 674 | 10,544 | 2,101 | 8,443 |
| 2005 | 5,474 | 3,159 | 2,256 | 59 | 13,914 | 13,205 | 709 | 10,737 | 2,235 | 8,502 |
| 2010 | 5,659 | 3,241 | 2,358 | 60 | 14,375 | 13,630 | 745 | 10,930 | 2,370 | 8,560 |
| 2015 | 5,870 | 3,335 | 2,475 | 60 | 14,830 | 14,058 | 772 | 11,123 | 2,505 | 8,618 |
| 2020 | 6,066 | 3,386 | 2,619 | 61 | 15,224 | 14,441 | 783 | 11,316 | 2,639 | 8,677 |












Regional Analysis District - 46

Loma Rica

Yuba County



-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 4 Miles

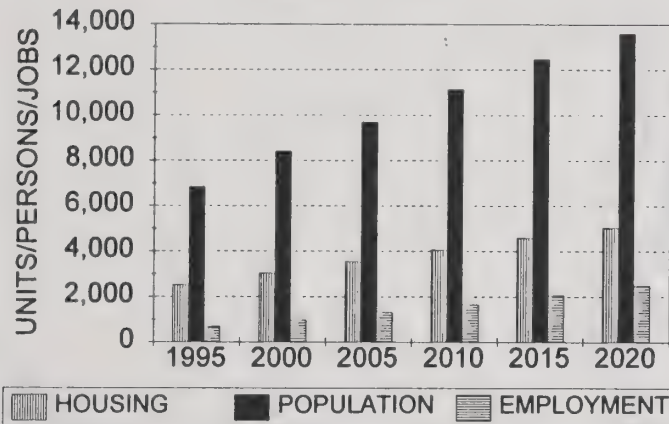


REGIONAL ANALYSIS DISTRICT 46

LOMA RICA

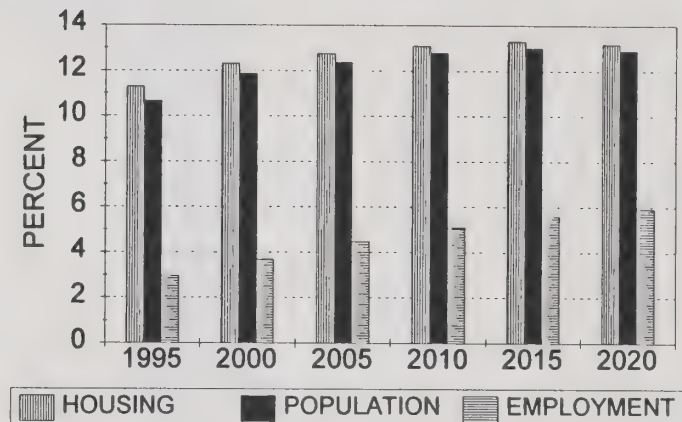
GROWTH

1995 - 2020



PERCENTAGE

OF COUNTY



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,524 | 1,770 | 12 | 742 | 6,836 | 6,782 | 54 | 685 | 114 | 571 |
| 2000 | 3,049 | 2,211 | 23 | 815 | 8,411 | 8,352 | 59 | 952 | 165 | 787 |
| 2005 | 3,544 | 2,602 | 45 | 897 | 9,689 | 9,629 | 60 | 1,301 | 224 | 1,077 |
| 2010 | 4,062 | 3,008 | 76 | 978 | 11,131 | 11,069 | 62 | 1,660 | 291 | 1,369 |
| 2015 | 4,589 | 3,438 | 103 | 1,048 | 12,467 | 12,404 | 63 | 2,056 | 355 | 1,701 |
| 2020 | 5,040 | 3,794 | 132 | 1,114 | 13,591 | 13,521 | 70 | 2,495 | 417 | 2,078 |












Regional Analysis District - 47

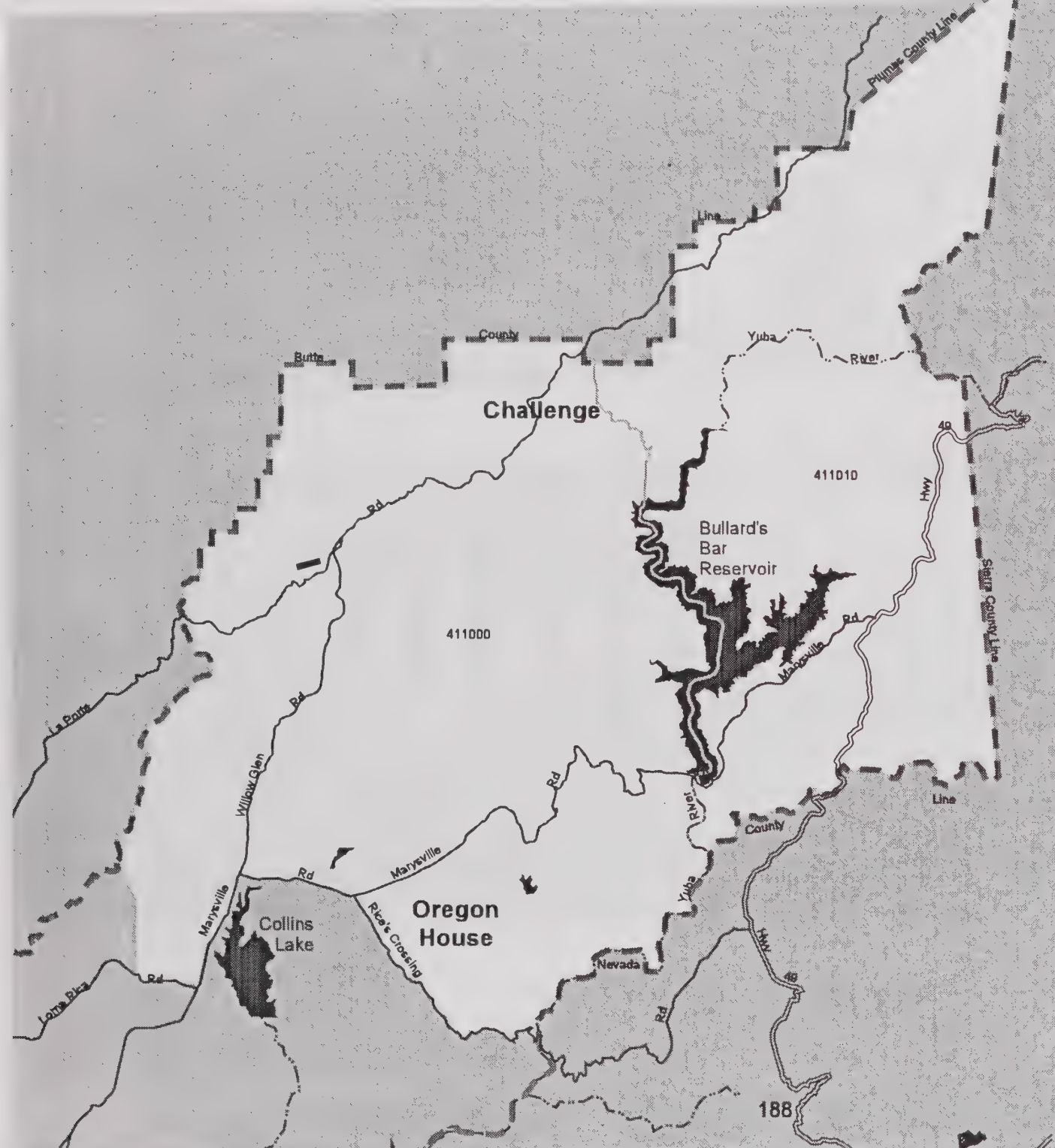
Foothills

Yuba County



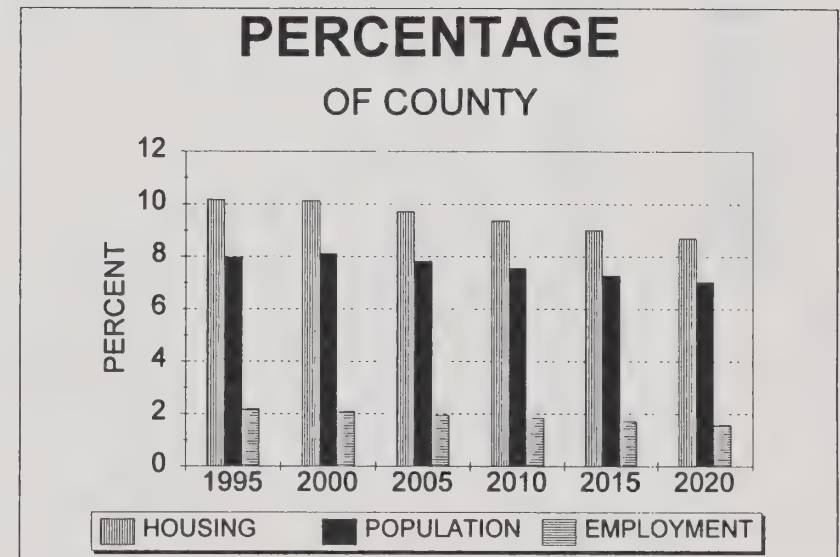
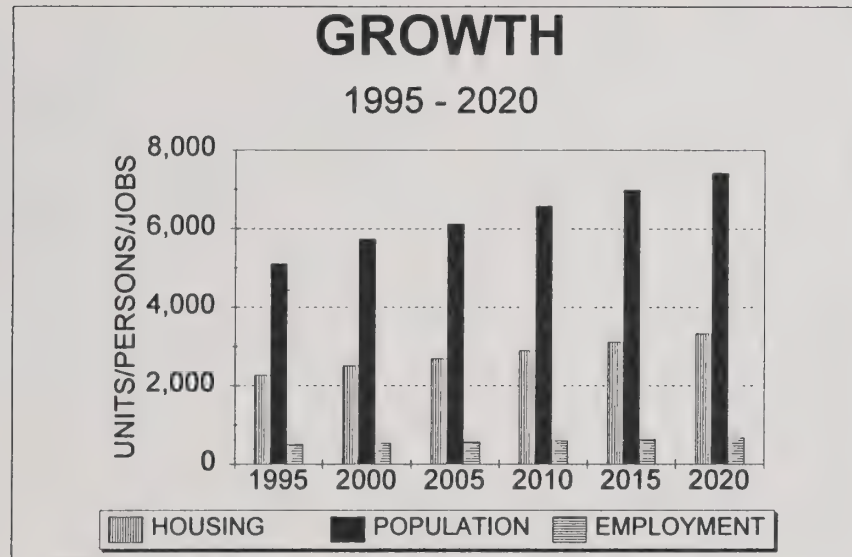
-  Minor Zone Boundary
-  City Limit Line
-  County Lines
-  Interstates and Highways
-  Other Major Roads
-  Water Features
-  Railroads
-  Airports and Military Bases
-  Schools & Institutions

2 0 2 4 Miles

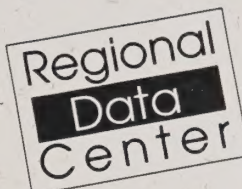


REGIONAL ANALYSIS DISTRICT 47

FOOTHILLS



| YEAR | TOTAL HOUSING | SINGLE FAMILY | MULTIPLE FAMILY | MOBILE HOMES | TOTAL POPULATION | HOUSEHOLD POPULATION | GROUP QUARTERS | TOTAL EMPLOYMENT | RETAIL EMPLOYMENT | OTHER EMPLOYMENT |
|------|---------------|---------------|-----------------|--------------|------------------|----------------------|----------------|------------------|-------------------|------------------|
| 1995 | 2,274 | 1,206 | 7 | 1,061 | 5,101 | 5,046 | 55 | 509 | 141 | 368 |
| 2000 | 2,509 | 1,356 | 7 | 1,146 | 5,741 | 5,686 | 55 | 537 | 146 | 391 |
| 2005 | 2,700 | 1,471 | 9 | 1,220 | 6,121 | 6,068 | 53 | 566 | 151 | 415 |
| 2010 | 2,903 | 1,586 | 22 | 1,295 | 6,576 | 6,524 | 52 | 599 | 157 | 442 |
| 2015 | 3,110 | 1,701 | 29 | 1,380 | 6,985 | 6,932 | 53 | 630 | 162 | 468 |
| 2020 | 3,326 | 1,816 | 35 | 1,475 | 7,410 | 7,355 | 55 | 664 | 172 | 492 |



Announcing...

PROJECTIONS 1995-2020

Contains population, housing, and employment projections in five year increments with easy to read maps and charts. Housing is projected by Single Family, Multiple Family, and Mobile Home. Population figures are divided into Households and Group Quarters. Employment is projected for Retail and Other. The report is the result of a joint effort between SACOG and city and county planning staff.

Data in the report includes the counties of Sacramento, Sutter, Yolo, Yuba, as well as El Dorado and Placer, excluding the Tahoe Basin. It is compiled by county totals and Regional Analysis Districts (RADs), which often approximate local community areas.

The cost is \$25 a copy.*

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